



**SUPPLEMENTAL NOTICE OF DEDICATORY INSTRUMENTS**  
*for*  
**COLONY LAKES HOMEOWNERS ASSOCIATION, INC.**

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THE STATE OF TEXAS       §  
  §  
COUNTY OF FORT BEND   §

The undersigned, being the Authorized Representative of Colony Lakes Homeowners Association, Inc. (the "Association"), a property owner's association as defined in Section 202.001 of the Texas Property Code, hereby supplements those instruments entitled "Notice of Dedicatory Instruments for Colony Lakes Homeowners Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Colony Lakes Homeowners Association, Inc." and Supplemental Notice of Dedicatory Instruments for Colony Lakes Homeowners Association, Inc." recorded in the Official Public Records of Fort Bend County, Texas under Clerk's File Nos. 2012030751, 2015029763 and 2017022909 ("Notice") which Notice was filed of record for the purpose of complying with Section 202.006 of the Texas Property Code.

Additional Dedicatory Instrument. In addition to the Dedicatory Instruments identified in the Notice, the following document is a Dedicatory Instrument governing the Association.

Certificate of Secretary of Colony Lakes Homeowners Association, Inc.  
adopting Wood Fencing Guidelines.

A true and correct copy of such Dedicatory Instrument is attached to this Supplemental Notice.

This Supplemental Notice is being recorded in the Official Public Records of Real Property of Fort Bend County, Texas for the purpose of complying with Section 202.006 of the Texas Property Code. I hereby certify that the information set forth in this Supplemental Notice is true and correct and that the copy of the Dedicatory Instrument attached to this Supplemental Notice is a true and correct copy of the original.

Executed on this 5<sup>th</sup> day of March, 2018.

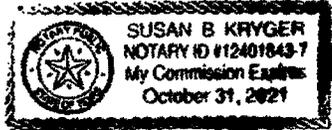
**COLONY LAKES HOMEOWNERS  
ASSOCIATION, INC.**

By: \_\_\_\_\_

*Cliff Davis*  
Cliff Davis, Authorized Representative

THE STATE OF TEXAS     §  
  §  
COUNTY OF HARRIS     §

BEFORE ME, the undersigned notary public, on this 5<sup>th</sup> day of March, 2018 personally appeared Cliff Davis, Authorized Representative of Colony Lakes Homeowners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.



  
\_\_\_\_\_  
Notary Public in and for the State of Texas

**CERTIFICATE OF SECRETARY**  
*of*  
**COLONY LAKES HOMEOWNERS ASSOCIATION, INC.**  
*adopting*  
**WOOD FENCING GUIDELINES**

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STATE OF TEXAS           §  
   §  
 COUNTY OF FORT BEND   §

I, Howard Wargh, Secretary of Colony Lakes Homeowners Association, Inc., a Texas non-profit corporation ("Association"), do hereby certify that at a meeting of the Board of Directors of the Association ("Board") duly called and held on the 5<sup>th</sup> day of March, 2018, with at least a quorum of the Board members being present and remaining throughout, and being duly authorized to transact business the following Wood Fencing Guidelines were adopted resolutions were passed:

WHEREAS, the provision entitled "Minimum Construction Standards" in the applicable Declaration of Covenants, Conditions and Restrictions for Colony Lakes, Section 1 through 8 and the applicable Declaration of Covenants, Conditions and Restrictions for Water's Edge at Colony Lakes, Sections 1 and 2 recorded in the Official Public Records of Real Property of Fort Bend County, Texas under Clerk's File Nos. 9605712, 9605510, 9804873, 9738942, 9668943, 9864632, 2001057777, 2001057777, 9512663 and 9618653, as amended (collectively, the "Declaration") each provide the Architectural Control Committee may establish standards and/or guidelines for construction as it may determine to be beneficial to the Subdivision and the Owners of the Lots; and

WHEREAS, the Board of Directors of the Association has, at this time, assumed all the powers of the Architectural Control Committee recited in the Declaration; and

WHEREAS, pursuant to their power to do so, the Board of Directors, acting as the Architectural Control Committee, desires to adopt the following standards and guidelines with regard to wood fencing.

NOW, THEREFORE, BE IT RESOLVED, the following Wood Fencing Guidelines have been adopted as follows:

**WOOD FENCING GUIDELINES**

1. All new and replacement wood fencing must be approved in writing by the Architectural Control Committee ("ACC") prior to installation as required by the Declaration.

2. The fence support structure, including, but not limited to, support post and cross-support beams, must be constructed with pressure treated yellow pine No. 2 unless otherwise approved in writing by the ACC.
3. Each fence support post must be: (a) four inch by four inch by eight feet (4" x 4" x 8') pressure treated yellow pine No. 2; and (b) placed at least three feet (3') below ground level and secured in concrete unless otherwise approved in writing by the ACC.
4. Each fence cross-support beam must be two inch by four inch (2" x 4") pressure treated yellow pine No. 2 unless otherwise approved in writing by the ACC.
5. All wood fencing must include a rot board. Each rot Board must be one inch by six inch (1" x 6") pressure treated yellow pine No. 2 unless otherwise approved in writing by the ACC.
6. The minimum fence height is six feet (6').
7. The maximum fence height is eight feet (8') from grade (including rot boards) at the tallest point of the fence line unless otherwise approved in writing by the ACC.
8. Fence pickets must be made of pressure treated yellow pine No. 2 or cedar. No single fence picket may be higher than eight feet (8') from grade unless otherwise approved in writing by the ACC.
9. All fence pickets must be affixed to the fence support structure by screws (as opposed to being nailed).
10. No wood fence may be stained without first receiving written approval from the ACC.
11. No wood fence may be painted.
12. To the extent that these Wood Fencing Guidelines conflict with any provision of the applicable Declaration with regard to the height requirements of Lakefront Lot wood fencing, Natural Preserve Lot wood fencing or any other wood fencing height limitation, the provisions of the Declaration will control as to height.

I hereby certify that I am the Secretary of the Association and that the foregoing resolution was approved as set forth above and now appears in the books and records of the Association.

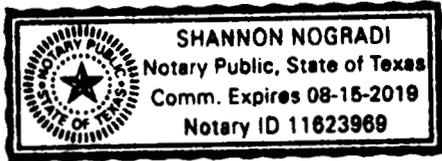
COLONY LAKES HOMEOWNERS ASSOCIATION, INC.

By:

W H Waugh  
As Secretary of the Association

THE STATE OF TEXAS §  
COUNTY OF Fort Bend §

This instrument was acknowledged before me on the 5<sup>th</sup> day of March, 2018, by Howard Waugh, as the Secretary of Colony Lakes Homeowners Association, Inc., for the consideration and in the capacities stated therein.



Shannon Nogradi  
Notary Public in and for the State of Texas