

# Lakes on Eldridge Community Association, Inc.

## REGULATION OF DISPLAY OF CERTAIN RELIGIOUS ITEMS

**WHEREAS**, Section 202.018 of the Texas Property Code provides for the regulation of display of certain religious items by a property owners' association;

**WHEREAS**, the Board of Directors desires to amend its dedicatory instruments with the intent of regulating the display of certain religious items;

**NOW, THEREFORE, BE IT RESOLVED THAT** the following policy is hereby adopted by the Board of Directors.

### I. DEFINITIONS

"Religious items" shall be defined as any items which may be construed to reflect an owner's sincere religious beliefs.

### II. POLICY

1. An owner or resident may display a religious item by affixing it to the entry of the owner's or resident's dwelling which is motivated by the owner's or resident's sincere religious belief.
2. The owner or resident shall not display or affix a religious item on the entry to the owner's or resident's dwelling that:
  - a. threatens the public health or safety;
  - b. violates a law;
  - c. contains language, graphics, or any display that is patently offensive to a passerby;
  - d. is in a location other than the entry door or door frame or extends past the outer edge of the door frame of the owner's or resident's dwelling;  
or
  - e. individually or in combination with each other religious item displayed or affixed on the entry door or door frame has a total size of greater than twenty (25) square inches.
3. The policy does not authorize an owner or resident to use a material or color for an entry door or door frame of the owner's or resident's dwelling or make an alteration to the entry door or door frame without written approval from the Association.
4. The Association may remove an item displayed in violation of a restrictive covenant permitted by this policy.
5. The Association shall determine if the religious item is in violation of either sections "2a" through "2d" above or section "4" above.

This administrative resolution supersedes all previously adopted policies regarding the display of religious items by the Association.

Duly adopted at a meeting held by the Board of Directors of Lakes on Eldridge Community Association, Inc. this 16 day of November, 2011.

Effective Date: November 16, 2011.

Signed:

Carlton Thorpe

Signature

Carlton Thorpe

Print Name

President, Board of Directors

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.  
THE STATE OF TEXAS  
COUNTY OF HARRIS  
I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED, in the Official Public Records of Real Property of Harris County, Texas.

JAN - 9 2012



Stan Stewart  
COUNTY CLERK  
HARRIS COUNTY, TEXAS