

**CYPRESS TRAILS COMMUNITY IMPROVEMENT ASSOCIATION
AMENDED GUIDELINES FOR DISPLAY OF CERTAIN RELIGIOUS ITEMS**

STATE OF TEXAS §
 § KNOW ALL PERSONS BY THESE PRESENT
COUNTY OF HARRIS §

WHEREAS the CYPRESS TRAILS COMMUNITY IMPROVEMENT ASSOCIATION ("Association") is charged with administering and enforcing those certain covenants, conditions and restrictions contained in the recorded Declarations for the various sections of the community (referred to collectively as "Declarations"); and

WHEREAS chapter 202.018 of the Texas Property Code was amended effective September 1, 2021, thereto dealing with the regulation of display of certain religious items; and

WHEREAS, the Board of Directors ("Board") of the Association has determined that in connection with maintaining the aesthetics and architectural harmony of the community, and to provide clear and definitive guidance regarding the display of certain religious items therein, it is appropriate for the Association to adopt guidelines regarding the display of certain religious items within the community.

NOW, THEREFORE, the Board has duly adopted the following *Amended Guidelines for Display of Certain Religious Items* within the community.

1. A property owner or resident may display or attach one or more religious items on the property or dwelling. Such items include anything related to any faith that is motivated by the resident's sincere religious belief.
2. To the extent allowed by the Texas state constitution and the United States constitution, any such affixed religious item(s) may not:
 - a. threaten public health or safety; or
 - b. violate a law other than a law prohibiting the display of religious speech;
 - c. contain language, graphics or any display that is patently offensive to a passerby for reasons other than its religious content;
 - d. is installed on property owned or maintained by the property owners' association or owned in common by members of the property owners' association;
 - e. violates any applicable building line, right-of-way, setback, or easement; or
 - f. is attached to a traffic control device, street lamp, fire hydrant, or utility sign, pole, or fixture.
3. Approval from the Architectural Review Committee ("ARC") is not required for displaying religious items in compliance with these guidelines.
4. As provided by Section 202.018, the Association may remove any items displayed in violation of these guidelines.

The guidelines are effective upon recordation in the Public Records of Harris County, and supersedes any guidelines for certain religious items which may have previously been in effect. Except as affected by Section 202.018 and/or by these guidelines, all other provisions contained in the Declarations or any other dedicatory instruments of the Association shall remain in full force and effect.

RP-2021-478695

Approved and adopted by the Board on this 17th day of August 2021.

James Spencer
President, CYPRESS TRAILS COMMUNITY
IMPROVEMENT ASSOCIATION

STATE OF TEXAS §
 §
COUNTY OF KENDALL §

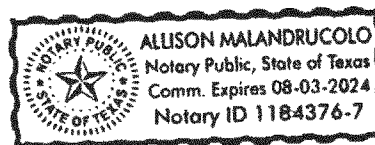
Before me, the undersigned authority, on this day personally appeared James Spencer, President of CYPRESS TRAILS COMMUNITY IMPROVEMENT ASSOCIATION, a Texas corporation, known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he/she has executed the same as the act of said corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this 17th day of August, 2021.

Allison Malandrucolo
Notary Public in and for
the State of Texas

Allison Malandrucolo
Printed Name
the State of Texas

8-3-24
My Commission Expires



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e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$22.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

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.



Teneshia Hudspeth
COUNTY CLERK
HARRIS COUNTY, TEXAS

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