DEERFIELD VILLAGE COMMUNITY ASSOCIATION, INC.

4045 Deerfield Village Drive * Houston, TX 77084
Office: (281) 463-2624 * Fax: (281) 463-7679
Email: deerfield4@sbcglobal.net

ASSOCIATION'S POLICIES/GUIDELINES
(Recorded Pursuant to *Sections 202.006, 202.007, 202.009, 202.010, 202.011 and 202.018, Title 11, Texas Property Code*)

I. The name of the Subdivision(s) is/are DEERFIELD VILLAGE and DEERFIELD VILLAGE PATIO HOMES (together sometimes referred to herein as "Deerfield Village").

II. The name of the Association is DEERFIELD VILLAGE COMMUNITY ASSOCIATION, INC. (a Texas Non-Profit Corporation, sometimes referred to herein as the "Association").

III. The recording data (i.e., Map or Plat reference) for each Section of the Subdivision, recorded in the Map or Plat Records of Harris County, Texas, is as follows:

Deerfield Village, Section One	-	Clerk's File No. E565236;
Deerfield Village, Section Two	-	Clerk's File No. E824180;
Deerfield Village, Section Three	-	Clerk's File No. G961226;
Deerfield Village, Section Four	-	Clerk's File No. F761973;
Deerfield Village, Section Five	-	Clerk's File No. J123883;
Deerfield Village, Section Six	-	Clerk's File No. M276167;
Deerfield Village, Section Eight	-	Clerk's File No. L792807;
Deerfield Village Patio Homes, Section One	-	Clerk's File No. E807466;
Deerfield Village Patio Homes, Section Two	-	Clerk's File No. H029605; and
Deerfield Village Patio Homes, Section Three	-	Clerk's File No. J551385.

IV. The recording data for the Protective Covenants or Declarations (i.e., Deed Restrictions) for each Section of the Subdivision, recorded in the Official Public Records of Real Property of Harris County, Texas, is as follows:

Deerfield Village, Section One	-	Volume 229, Page 1;
Deerfield Village, Section Two	-	Volume 237, Page 44;
Deerfield Village, Section Three	-	Volume 256, Page 31;
Deerfield Village, Section Three Replat	-	Volume 290, Page 50;
Deerfield Village, Section Four	-	Volume 257, Page 13;
Deerfield Village, Section Five	-	Volume 306, Page 136;
Deerfield Village, Section Six	-	Volume 343, Page 40;
Deerfield Village, Section Eight	-	Volume 308, Page 146;
Deerfield Village Patio Homes, Section One	-	Volume 235, Page 124;
Deerfield Village Patio Homes, Section Two	-	Volume 243, Page 142; and
Deerfield Village Patio Homes, Section Three	-	Volume 243, page 149.

V. **RECREATION CENTER COMPLEX (INCLUDES TENNIS COURTS, MEETING ROOMS, SWIMMING POOL, BASKETBALL COURT, AND ATHLETIC FIELD)** The Deerfield Village Recreation Center complex, consisting of the grounds, all building and meeting rooms, swimming pool and tennis courts, basketball court, and the athletic field (located at the far end of the subdivision), is the private property of the Deerfield Village Community Association, Inc. This property is maintained for the exclusive use of qualified* homeowners and leaseholders of a residence Lot in Deerfield Village, their families and invited guests. Authorized use of the Association's facilities is scheduled by the Association's Office Manager, according to

instructions, rules and regulations set out by the Association's Board of Directors ("Board"), at the Board's discretion, and as scheduled by the Office Manager acting on behalf of the Board.

a. ***Qualification as Group User***:

1. The Recreation Center Complex will not be used for the financial gain of any individual, non-civic group, political group, or religious group, unless approved in advance by the Board.
2. A group or organization using the Recreation Center Complex without charge must be made up of 50% or more of Deerfield residents. Names and addresses of participants will be required by the Office Manager.
3. The group must provide a "service to the community" (e.g., as defined in the Association's Articles of Incorporation and/or By-Laws, and in the Articles of Incorporation, By-Laws and/or mission statement for that group).
4. The proposed activity must be within the scope of activities covered by the Association's insurance policy and must meet Board and Underwriter approval.
5. If an independent contractor is to be hired to serve an approved group for a proposed activity: (i) the contractor must provide the Association with advance proof of adequate and appreciable insurance (including general liability and automobile liability coverage) covering all contractor employees, representatives and agents working within the boundaries of Deerfield Village; and (ii) the independent contractor's contract is subject to advance review by the Board or its designated agent, and the Board or its designated agent may, in their sole discretion, approve or deny such proposed use or activity by an approved group.
6. Previously approved resident organizations, such as Girl Scouts, Boy Scouts, Women's Association, Deerfield Investment Club, Craft Groups, Bridge Groups and Bazaar Group, may hold their regularly scheduled meetings without a rental fee, unless such policy is changed by the Board at any time (at the Board's sole discretion). Meeting dates and times are arranged with the Office Manager. To become a sanctioned activity, advance Board approval is required.
7. An activity where 50% or more of the members are residents of Deerfield Village may use the Recreation Center meeting rooms without a rental fee, unless such policy is changed by the Board at any time (at the Board's sole discretion). However, if the group through their activity should create unusual maintenance costs, the Board may elect to assess a user fee.

b. ***Tennis & Pickle Ball Courts***: The gates of the Courts are locked always. Up to two electronic keys can be acquired from the Association Office Manager by an owner. If lost and a replacement is needed, there will be a fee of $15.00 for each key. Key should be returned when the individual is no longer an owner in Deerfield. To have access, all assessments must be current.

1. Courts are for the residents of Association and their accompanying guests only.
2. All players will wear AT ALL TIMES proper tennis attire: tennis shorts, shorts and shirt. Cut-offs, bathing suits, bikinis and regular street shoes are NOT considered proper attire.
3. Courts will be utilized by reservation only, by use of the sign-up sheets which are posted on the Association Office window. Courts are reserved by listing first and last names. No individual can sign up for more than one and one-half (1½) hours per day.
4. No organized tournaments are allowed unless approved in advance by the Association's Tennis Committee and the Board.
5. Profanity, loud noises and/or unsportsmanlike conduct will not be tolerated.
6. No activities (such as bicycling, skateboarding, children's toys, soccer, or other games of any kind) other than tennis or pickle ball are allowed on the courts. Any activity other than tennis or pickle ball can be damaging to the court surface.
7. Players will leave courts in a clean condition and close the gate when play is finished. Players are asked to leave the courts as they would like to find them.
8. Any player who disobeys the rules, or is not authorized to play, will be asked to leave.

9. The court lights automatically turn off at 10:30 p.m. daily, at which time all use of the tennis courts must cease for that day.
10. No glass or food will be allowed within the fence.
11. No one under the age of sixteen (16) may reserve a court after 7:00 p.m.
12. Reservations are forfeited if players are more than 15 minutes late.
13. If a resident(s) observe(s) any infractions of the above rules, they are asked to please contact a member of the Tennis Committee. Also, if a resident wishes to suggest changes to the above rules, he or she should contact the Tennis Committee.
14. No animals are allowed inside the court fence.

c. ***Association's Recreation Center Meeting Rooms***: The Board and the official Association Committees have priority in scheduling of all Deerfield Village Community Association facilities. The meeting rooms and athletic field may be scheduled by a resident group or organization which has met the guidelines. The swimming pool may also be rented for private parties after regularly scheduled pool hours. The grounds, tennis courts, area under Annex, pool pavilion, barbecue or picnic tables may NOT be reserved for private parties. Qualified* residents may rent the rooms for private parties by arrangement with and at the discretion of the Board, by contacting the Association's Office Manager, and subject to availability.

*All assessments, fees, dues and/or charges for the applicable Lot must be paid and current.

c.1. ***Qualification to Rent as a Resident User***:

1. Applicant must be a Homeowner or Leaseholder that has no outstanding deed restriction violations and all assessments, fees, dues and/or charges for the applicable Lot must be paid and current. A minor will not be allowed to reserve a room in a Homeowner's name. A Homeowner or Leaseholder renting the facility, or any portion thereof, for an activity for a minor must agree to be present during the intended activity with another adult(s) as required by the Board and the Association's Office Manager, and the Homeowner or Leaseholder must accept full responsibility for care of the facilities and for diligently supervising all activities of any minors.
2. A private party, or informally organized group of residents may be able to schedule a social function with limited attendance.
3. Rental will be on an availability basis only.
4. Sponsoring residents must be in attendance throughout the entire duration of the function.
5. Residents (only) in good standing may rent the Clubhouse, Annex, and Small Meeting Room. The Rental Fee for 4 hours includes: your set-up time, event, and clean-up time. A Room Rental Application may be obtained from the website: www.deerfieldvillageonline.com, click on "Documents" then Room Rental Application. Cost is as follows:
    a. $ 75.00 Clubhouse $ 10.00 per each additional hour
    b. $ 65.00 Annex (upstairs room) $ 10.00 per each additional hour
    c. $ 20.00 Small Meeting Room (across from the Office) $ 5.00 per each additional hour
    d. $ 100.00 Refundable deposit check is required as a cleaning deposit for the rental area.
    e. If there is a problem and the room not left in satisfactory condition, the resident will be notified and given a chance to clean the room prior to hiring a separate cleaning crew, at which time the deposit is used.
    f. All rental fees and/or deposits are subject to change at the sole discretion of the Board.
6. The sponsoring resident is responsible for obtaining an Access Control card from the Association Office to enter the facility and restrooms. Card key does not need to be returned.
7. Verification of reservation should be done 72 hours in advance.
8. The Board President or VP may revoke use, in the event of a need by the Association and Homeowner may request a refund or reschedule the event.

c.2. ***Recreation Center Functions*:**

1. In compliance with the Fire Code, a maximum of 75 people is allowed in either of the large meeting rooms.
2. The serving, dispensing, and consumption of alcoholic beverages will be confined to the inside of the buildings unless the entire Center has been previously approved for an adult activity.
3. Recreation Center activities will not extend beyond 12:00 midnight unless specifically approved by the Association's Office Manager (subject to Board approval).
4. Wet bathing suits will not be allowed in the main Clubhouse, Annex or main restrooms. (Swimmers must use restrooms in Swim Pool Pump House only).
5. If any guest is under 21 years of age, at least two responsible adults must be in attendance for meeting room activities. There must be one resident adult couple per every 20 persons when any guests are under 18 years of age.
6. There will be no music outside the Recreation Center rooms after 10:00 p.m. Music on the grounds at all times must be kept at a level which will not disturb neighboring residents.
7. Restraint must be exercised in using streamers and other decorations. Holes are not to be made in the walls because of hanging decoration(s), nor shall the paint be damaged. Furniture is not to be dragged across vinyl flooring in the Annex or laminate wood flooring in the downstairs Clubhouse.
8. The Recreation Center lawns may be used for athletic games and play except when the lawns are excessively wet due to recent rain (or irrigation) and such activity would damage the grass.
9. The patio area under the annex may not be reserved but is available to residents on a first-come, first-served basis.

d. ***Association Swimming Pool*:**

d.1. *General Rules*:

1. This is a private community pool. The pool grounds will be restricted to bona fide residents of Deerfield Village who have paid their assessment account in full. Residents must have a current pool ID.
2. Guests are permitted according to the **Guest Policy** below. A resident must accompany any guest and must remain at the pool while his/her guest is in the pool area.
3. Groups or parties of 9 people or more that include non-residents using the pool during regular scheduled hours must have prior approval, and the Association may require a fee to cover additional lifeguards. Groups or parties of 15 or more must book a lifeguard through the pool management company. The group/party may not occupy over half of the pavilion area.
4. Dress Code: Only swim suits/swim trunks may be worn in the pool. The guards will ask any person in improper attire to leave the pool (THONGS AND/OR DENIM SHORTS ARE NOT ALLOWED IN THE POOL). Lifeguards have the ultimate poolside decision regarding any infraction(s).
5. Lifeguards have the ultimate poolside decision regarding any infraction(s).

d.2. *Safety Rules*:

1. No person will be admitted to the pool who has sores, open abrasions, a cold or flu, or other physical condition(s), which might contaminate the pool or jeopardize another person's health. Extra clothing over bathing suits will not be allowed in the pool except in cases of severe sunburn or for the protection of persons highly susceptible to sunburn. The decision of the pool management will be final.
2. The pool will be closed at any time it is deemed necessary by the management in order to

safeguard the health, safety and well-being of all persons using the pool.

3. In the event of lightning or thunder, the pool will be evacuated immediately and closed for 20 minutes, resetting at each occurrence.
4. No running or rough playing will be permitted within the pool grounds or restrooms.
5. Undue loud noises or loud music will not be permitted.
6. Diving from the sides of the pool will only be permitted in the deep end. No flips or back dives will be allowed off the side of the pool in the deep end.
7. Excessive bouncing on the diving board will not be permitted. Diving off either side of the board will not be permitted.
8. No children under the age of 10 will be allowed in the pool area unless they are accompanied by a parent, guardian, or a person 18 year of age or older who accepts responsibility for their safety. All children 10 and older who are unattended must be prepared to demonstrate to the lifeguard their ability to swim one length of the pool, or they will be asked to leave the pool grounds.
9. Children over 6 are not allowed in the baby pool. A parent or guardian must supervise all children in the baby pool at all times.
10. The lap lane is set aside for lap swimming primarily by adults. If there are no lap swimmers, it may be used for other purposes. Sharing of the lap lane by two swimmers is encouraged and expected.
11. There will be a ten-minute break each hour. At this time, only those persons 18 years of age or older will be allowed in the pool. All others must leave the pool. The guards will whistle when the break time is over.
12. No glass containers of any kind will be permitted within the pool grounds.
13. Smoking, chewing tobacco and/or use of any other tobacco products is/are not allowed in the pool area.
14. No dogs or pets of any kind will be permitted within the pool grounds or restrooms.
15. Firearms and/or weapons is/are not permitted within the pool grounds.
16. No rollerblading, skating, skateboarding or bicycling is permitted within the pool grounds.
17. The lifeguards have the ultimate poolside decision regarding any infractions.

d.3. *Guest Policy*:

1. Bringing guests to the DVCA pool is a privilege and guests will only be allowed to enter the pool if the conditions allow for it. If the pool is too busy for the number of guards available, guests may not be allowed to use the pool, or if while guests are at the pool, the pool becomes too busy, guests may not be allowed to use the pool.
2. A guest is a non-resident, or a family member who is not residing in Deerfield. At no time may a Deerfield resident be a guest of another Deerfield resident.
3. Deerfield residents with a valid pool ID card may bring up to 3 guests to the pool. If the resident is under 14, a parent must also be present in order to bring in guests. For 14 – 18 year old, without a parent present, only 2 guests may be allowed.
4. The maximum number of guests per household that will be allowed entry without prior approval from the Association is 6.
5. The resident must accompany any guest(s) and must remain at the pool while his/her guest(s) is in the pool area.

e. ***Athletic Field:*** The Athletic Field is for the use of Deerfield residents. The following criteria are to be used to determine the schedules and use of this facility.

1. The field may be reserved for any sports activity.
2. The coach and assistant coach and at least 50% of the players on the team reserving and using the field must be Deerfield residents and present during the time of use of the field.

3. An adult must obtain a copy of these rules and agree to comply therewith, prior to reserving the field.
4. The coach and/or assistant coach is responsible for damage to the property and all related amenities on site.
5. After each scheduled use, the property is to be free of litter (e.g., cans, paper, debris, etc.)
6. The field may be reserved by two (2) teams at the same time. The reserved time shall not exceed two (2) hours and no team may reserve the field for more than two (2) times per week. If both teams require the use of the backstop at the same time, then the coaches must agree to share the facilities.
7. Parking shall be limited to the parking lot only. No cars shall be parked on the street or cul-de-sacs. If available for use, the school parking lot should be used if additional parking is required.
8. If the sports field is reserved to two (2) teams at the same time, the coaches shall coordinate with each other and share the backstop/goals, facility and cleanup.
9. Reservations shall be coordinated through the Association's Office Manager

VI. ASSOCIATION'S POLICIES/GUIDELINES REGARDING: (I) U. S. FLAGS, TEXAS FLAGS AND CERTAIN MILITARY FLAGS; (II) SOLAR PANELS/SOLAR ENERGY DEVICES; (III) STORM, SOLAR AND/OR ENERGY EFFICIENT ROOF SHINGLES; (IV) RAIN BARRELS AND/OR RAINWATER HARVESTING SYSTEMS; (V) YARD DECORATION & DISPLAYS; AND (VI) POLITICAL SIGNS: The following Association Policies/Guidelines were approved by at least a majority vote of the Board of Directors of Deerfield Village Community Association, Inc. (the "Board"), at a duly called Meeting of the Board held on the 23 day of October, 2017, at which Meeting a quorum was present:

a. Policies/Guidelines regarding Flags and Flag Poles:

1. Prior to installation of a freestanding flagpole, the advance written approval of the Association's Architectural Control Committee is required as set forth in the Restrictions.
2. The following flags may be displayed by an Owner or Resident of an occupied premises: 1) one flag of the United States of America; 2) one flag of the State of Texas; 3) one official or replica flag of any branch of the United States armed forces; 4) one college or school flag.
3. The flag of the United States must be displayed in accordance with 4 USC Sections 5-10.
4. The flag of the State of Texas must be displayed in accordance with Chapter 3100, Texas Government Code.
5. A flagpole attached to a dwelling or a freestanding flagpole must be constructed of permanent, long-lasting materials, with a finish appropriate to the materials used in the construction of the flagpole and harmonious with the dwelling.
6. The display of a flag and/or the location and construction of the supporting flagpole must comply with any and all applicable easements and setbacks of record.
7. A displayed flag and the flagpole on which it is flown must be maintained in good condition. Further, any deteriorated flag or deteriorated or structurally unsafe flagpole must be timely repaired, replaced or removed.
8. Only one of each type of flag identified in item "2" above may be displayed at an occupied premise.
9. Only one Permitted Flag may be displayed on a flagpole attached to a structure, with a maximum of two per structure, and two on an approved free-standing flagpole that is at least fifteen feet (15') tall. There is a maximum of two freestanding poles per lot.
10. No flags may be displayed at any unoccupied (i.e., vacant) premises;
11. Any displayed flag may be no larger than 3' x 5' in size and must be flown from an

approved flagpole attached to a dwelling or from an approved freestanding flagpole. A freestanding flagpole may not exceed twenty feet (20') in height. The diameter, design, materials, color and location of any flagpole (whether attached to a dwelling or freestanding) must be approved in advance, and in writing, by the Association's Deeds Committee.

12. The intensity of any lights installed to illuminate a flag or flags is subject to approval by the Association so as to avoid a potential nuisance or annoyance to the neighborhood. Further, no flag may be installed or displayed in such a manner as to create excessive noise caused by an external halyard of a flagpole.
13. Unless installed or displayed by the Association, a flag or flags may not be displayed on any property owned or maintained by the Association.

b. <u>Policies/Guidelines regarding Solar Panels and/or Solar Energy Devices</u>:

1. Prior to installation of any solar panel or any other solar energy device, the advance written approval of the Association's Deeds Committee is required as set forth in the Restrictions.
2. A solar panel and/or any other solar energy device are not allowed if it threatens the public health or safety and/or if it violates any Federal, State or local law.
3. Any approved solar panel and/or any other approved solar energy device must be installed on the roof of the home or of another structure allowed under the Restrictions or, alternatively, in a fenced yard or patio owned and maintained by the property owner.
4. The following solar panels and/or other solar energy devices are prohibited:

    a. if installed on the roof of the home: (i) it extends higher than or beyond the roofline; (ii) it is located in an area other than an area designated by the Association, unless the alternate location increases the estimated annual energy production of the device, as determined by using a publicly available modeling tool provided by the National Renewable Energy Laboratory, by more than ten percent (10%) above the energy production of the device if located in an area designated by the Association; (iii) it does not conform to the slope of the roof and has a top edge that is not parallel to the roofline; and/or (iv) it has a frame, a support bracket, or visible piping or wiring that is not in a silver, bronze, or black tone commonly available in the marketplace;
    b. if installed in a fenced yard or patio, it is taller than the fence line;
    c. if as installed, it voids material warranties;
    d. if it was installed without the property owner first receiving the advance written approval of the Association's Deeds Committee; and/or
    e. if the Association or its Deeds Committee determines in writing that placement of the device as proposed by the property owner constitutes a condition that substantially interferes with the use and enjoyment of land by causing unreasonable discomfort or annoyance to persons of ordinary sensibilities (*<u>note</u>*: for the purpose of making a determination under this sub-paragraph "e," the written approval of the proposed placement of the device by all property owners of adjoining property constitutes *prima facie* evidence that such a condition does not exist).
5. Unless installed by the Association, a solar panel and/or any other solar energy device may not be installed on any property owned or maintained by the Association.

c. <u>Policies/Guidelines regarding Storm, Solar and/or Energy Efficient Roof Shingles (i.e., roof shingles designed primarily to be wind and hail resistant, provide heating and cooling efficiencies greater than those provided by customary composite shingles, and/or provide solar generation capabilities)</u>:

1. Prior to installation of storm, solar and/or energy efficient roof shingles, the advance written approval of the Association's Deeds Committee is required as set forth in the Restrictions.
2. When installed, any such shingles must: (a) resemble the shingles used or otherwise authorized for use on property in the Subdivision; and (b) are more durable than and are of equal or superior quality to shingles used or otherwise authorized for use on property in the Subdivision.
3. When installed, any such shingles must match the aesthetics of the property surrounding the owner's property.

d. **Policies/Guidelines regarding Rain Barrels and/or Rainwater Harvesting Systems:**

1. Prior to installation of a rain barrel(s) and/or rainwater harvesting system, the advance written approval of the Association's Deeds Committee is required as set forth in the Restrictions.
2. A rain barrel(s) and/or rainwater harvesting system is not allowed if: (i) it is located between the front of the property owner's home and an adjoining or adjacent street; (ii) the barrel(s) or system is of a color other than a color consistent with the color scheme of the property owner's home; and/or (iii) the barrel(s) or system displays any language or other content that is not typically displayed by such a barrel or system as it is manufactured.
3. The Association may regulate the size, type, and shielding of, and the materials used in the construction of, a rain barrel, rainwater harvesting device, or other appurtenance that is located on the side of a house or at any other location that is visible from a street, another lot, or a common area if: (a) the regulation (or restriction) does not prohibit the economic installation of the device or appurtenance on the property owner's property; and (b) there is a reasonably sufficient area on the property owner's property in which to install the device or appurtenance.
4. Unless installed by the Association, a rain barrel(s) and/or rainwater harvesting system may not be installed on any property owned or maintained by the Association.

e. **Policies/Guidelines regarding Yard Decoration and/or Displays:**

1. To the extent allowed by the U. S. Constitution and the Texas Constitution, the following displays are prohibited: (i) displays that threaten the public health or safety; (ii) displays that violate a Federal, State or local law; (iii) displays that contain language, graphics, or any display that is patently offensive.
2. An Owner, resident or tenant can place seasonal appropriate yard decorations, lights and displays for that season, and at the conclusion of the season, must remove those seasonal items displayed in a timely manner.
3. The Association may remove such decorations or displays in violation of a restrictive covenant.

f. **Policies/Guidelines regarding Political Signs:**

1. A property owner may display on the owner's property (i.e., Lot) one or more signs advertising a political candidate or ballot item for an election only on or after the 90th day before the date of the election to which the sign relates until the 10th day after that election date.
2. Any such political sign must be ground-mounted, and a property owner(s) may display on his and/or her Lot only one sign for each candidate or ballot item.

3. Prohibited political signs include any sign that: (1) contains roofing material, siding, paving materials, flora, one or more balloons or lights, or any other similar building, landscaping, or nonstandard decorative component; (2) is attached in any way to plant material, a traffic control device, a light, a trailer, a vehicle, or any other existing structure or object; (3) includes the painting of architectural surfaces; (4) threatens the public health or safety; (5) is larger than four feet by six feet; (6) violates a law; (7) contains language, graphics, or any display that would be offensive to the ordinary person; or (8) is accompanied by music or other sounds or by streamers or is otherwise distracting to motorists.
4. The Association may remove, or cause to be removed, a sign displayed in violation of the foregoing Policy for Political Signs, at property owners expense.

VI. WEBSITE:

The Association maintains a website to provide information for residents of the neighborhood. The site is currently maintained by a resident volunteering as Webmaster. The following guidelines apply to the website:

1. The website is maintained to provide information to residents of the Association that is relevant to the services, safety, security and activities available to all residents of the Association.
2. The Community Services Committee has oversight for the Association website, and the Webmaster is a member of the Community Services Committee. Website policies, as may be proposed by the Community Services Committee, are subject to the approval of the Association's Board of Directors.
3. Each section on the website will have a supervisor who reviews the content of that section. Supervisors are defined herein to include the Association's Board, the Association's Office Manager and the standing Committees of the Association.
4. All information posted to the website, other than updates to existing information or previously approved notices, must be approved through the Association Manager's office.
5. Information that promotes business ventures, political or religious creeds, or opinions, or activities not related to the Association will not be posted on the website.
6. Advertising will not be allowed on the website. Advertising is available in the Association's monthly newsletter (*Deerfield Village News*), which is posted on the website.
7. Information on the home page will be posted until it is no longer timely or until no longer relevant to residents. Information may be removed after 30 days unless it is re-submitted to the Office Manager or Webmaster.
8. Information in other sections should be updated by the responsible parties as often as possible to keep the information fresh and relevant. Updates should be done on at least a monthly or annual basis, depending on the type of information.
9. Some Committees may have access to administrative rights on the website in order to keep the most up-to-date information posted regarding their sections of the website. Any Committee that would like to obtain administrative rights to their portion of the website must submit a request to the Community Services Committee.
10. The webmaster may make determinations on the timeliness and appropriateness of information as stated in the guidelines and may remove it when no longer relevant or when it meets the previously stated guidelines on length of time for posting.
11. The content of the entire website will be viewed by the Association's Community Services Committee on at least an annual basis for relevance of content and to ensure the site is providing information that residents need to maintain safety, security and

quality of life in the Association.

12. The Association (in the sole discretion of the Board or its designated Office Manager or Committee) reserves the right to deny/refuse publication of any submitted article, commentary, editorial or other submission.

VII. BLAST EMAIL:

Blast emails may be sent to residents to provide information that is time-sensitive and important to the safety, security or quality of life in the Association. Emails will be sent to all residents who have provided a current email address to the Office Manager. The following guidelines will apply:

1. All information for emails must be submitted to and approved by the Association Office Manager. The Office Manager will instruct the Association Webmaster to distribute the email.
2. Email blasts will normally be sent on Tuesday evenings. Information must be submitted to the Office Manager by noon on Monday. Additional emails may be distributed, if approved by the Office Manager.
3. Emails will only contain information that is relevant to the safety, security or quality of life in the Association. Advertising for business or services, political or religious creeds, or opinions, or activities not directly related to the Association will not be allowed in blast emails.
4. Examples of information that may be sent by blast email include information related to service such as drainage, trash pickup, disaster preparedness or relief, activities sponsored by the Association or an Association standing Committee, notices of community meetings, and other information relevant to quality of life in the neighborhood.

CERTIFICATION

"My name is ERIC JEAN-PAUL TOUREILLES. I am fully competent and authorized to make this Affidavit. I have personal knowledge of the facts stated herein, and they are all true and correct. I am the President of DEERFIELD VILLAGE COMMUNITY ASSOCIATION, INC. (the "Association," a Texas Non-Profit Corporation). I hereby certify that the foregoing Policies/Guidelines were adopted by at least a majority of the Association's Board of Directors, and such Policies/Guidelines have never been modified or repealed and is now in full force and effect."

DEERFIELD VILLAGE COMMUNITY ASSOCIATION, INC.

Printed Name: ERIC JEAN-PAUL TOUREILLES
Position Held: President

ACKNOWLEDGMENT

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, A NOTARY PUBLIC, on this day personally appeared ERIC JEAN-PAUL TOUREILLES, President of DEERFIELD VILLAGE COMMUNITY ASSOCIATION, INC., a Texas Non-Profit Corporation, known to me to be the person whose name is subscribed to the foregoing instrument and, being by me first duly sworn and declared that he executed same in the capacity and for the consideration therein expressed, and as the act and deed of such Corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 17 day of September 2019.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MARIE NUGENT
My Notary ID # 128375541
Expires September 2, 2022

DEERFIELD VILLAGE COMMUNITY ASSOCIATION, INC.
Association's Policies/Guidelines regarding Tennis Courts, Swimming Pool, Athletic Field, Meeting Rooms, Group User Qualifications, Flags, Flagpoles, Solar Panels, Solar Energy Devices, Storm Roof Shingles, Solar Roof Shingles, Energy Efficient Roof Shingles, Rain Barrels, Rainwater Harvesting Systems, Yard Decorations and/or Displays, and Political Signs, Website and Blast Email