



# RIVERSTONE

## REGULATION OF DISPLAY OF POLITICAL SIGNS POLICY RIVERSTONE HOMEOWNERS ASSOCIATION, INC.

STATE OF TEXAS                   §  
   §  
 COUNTY OF FORT BEND         §

WHEREAS, the property encumbered by this Standby Electric Generator Policy is that property restricted by the Second Amended and Restated Declaration of Covenants, Conditions and Restrictions for Riverstone HOA (Riverstone Homeowners Association, Inc.) recorded under Fort Bend County Clerk’s File No. **2012104699** (the “Declaration”), as same has been and may be amended and supplemented from time to time (“Declaration”), and any other property which has been or may be subsequently annexed thereto and made subject to the authority of the Riverstone Homeowners Association (“RSHOA”); and

WHEREAS, any reference made herein to approval by the Residential Review Committee (“ARC”), means prior written approval by the ARC.

NOW THEREFORE, pursuant to the authority granted in Section Sec. 202.009 of the Texas Property Code, the Board of Directors (the “Board”), hereby adopts this REGULATION OF DISPLAY OF POLITICAL SIGNS Policy (“Policy”), which shall run with the land and be binding on all owners and units within the subdivision. This Policy replaces any previously recorded or implemented policy that addresses the subjects contained herein.

### I.       PARAMETERS FOR POLITICAL SIGN DISPLAY

Except as otherwise provided by this section, a property owners' association may not enforce or adopt a restrictive covenant that prohibits a property owner from displaying on the owner's property one or more signs advertising a political candidate or ballot item for an election:

- (1) on or after the 90th day before the date of the election to which the sign relates; or
- (2) before the 10th day after that election date.

### II.       RULES ON POLITICAL SIGNS

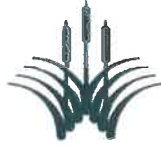
- (1) Signs shall be ground-mounted.
- (2) This policy limits a property owner to displaying only one sign for each candidate or ballot item.

prohibits a sign that: contains roofing material, siding, paving materials, flora, one or more balloons or lights, or any other similar building, landscaping, or nonstandard decorative component;



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- (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.
- (d) A property owners' association may remove a sign displayed in violation of a restrictive covenant permitted by this section.




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## CERTIFICATION

I hereby certify that, as Secretary of Riverstone Homeowners Association, the foregoing Political Signs Policy was approved on the 31 day of May, 2019, at a meeting of the Board of Directors at which a quorum was present.

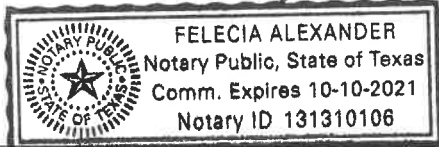
DATED, this the 31 day of May, 2019.

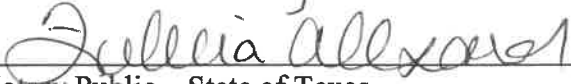
  
Print Name: NING KANG  
Title: Secretary

STATE OF TEXAS §  
  §  
COUNTY OF FORT BEND §

BEFORE ME, on this day personally appeared Ning Kang, the Secretary of Riverstone Homeowners Association, known by me to be the person whose name is subscribed to this instrument, and acknowledged to me that s/he executed the same for the purposes herein expressed, in the capacity herein stated, and as the act and deed of said corporation.

Given under my hand and seal this the 31 day of May, 2019.



  
Notary Public – State of Texas

Policy Name	Approved/Finalized	Revised
Political Signs		

After Recording Please Return To:  
Marc D. Markel  
Lisa L. Gambrell  
Roberts Markel Weinberg Butler Hailey PC  
2800 Post Oak Blvd., 57<sup>th</sup> Floor  
Houston, TX 77056

RETURNED AT COUNTER TO:

ASHLEY BOONINGEN  
18353 UNIVERSITY BLVD  
SUGAR LAND, TX 77479

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS

*Laura Richard*

Laura Richard, County Clerk

Fort Bend County Texas

June 04, 2019 01:47:30 PM

FEE: \$21.00 SB

**2019058857**

