

7

NORTHCREST RANCH PROPERTY OWNERS' ASSOCIATION, INC. **REGULATIONS FOR FLAGS AND FLAGPOLES**

The Board of Directors of Northcrest Ranch Property Owners Association, Inc. ("Association") adopts the following rules and regulations for flags and flagpoles in compliance pursuant to Article VIII, Section 8.10 Power to Adopt Rules and Regulations, of the Declaration of Covenants, Conditions and Restrictions for Northcrest Ranch ("Deed Restrictions").

These rules and regulations for flags and flagpoles shall be administered by the Architectural Control Committee, "ACC".

The rules and regulations are as follows:

1. United States Flags must be displayed in accordance with 4 U.S.C. Sections 5-10.
2. The Texas Flag must be displayed in accordance with Chapter 3100 of the Texas Government Code.
3. A flagpole, whether attached to a dwelling or freestanding, 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.
4. The flag display must conform to all setbacks, easements and zoning ordinances.
5. Flags and flagpoles must be maintained in good condition; flags and poles that are deteriorating or represent an unsafe condition must be repaired, replaced or removed.
6. Flagpoles are limited to one per lot, with height to be approved by the ACC, as provided by law.
7. Regulations regarding flag size in accordance with ACC Policies and Procedures, as provided by law.
8. Regulations regarding the size, location and intensity of lights used to illuminate a displayed flag in accordance with ACC Policies and Procedures, as provided by law.
9. Regulations to abate any noise caused by the external halyard of a flagpole.
10. An owner can only place a flagpole or flag on his own property and no other property.

Passed, Adopted, and Approved by the Board of Directors of Northcrest Ranch Property Owners' Association, Inc. this 13th day of December, 2011.

By: *Richard Stubblefield*
Name: Richard Stubblefield
Title: President

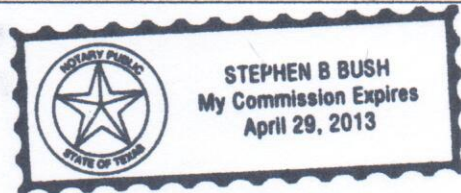
By: *George A. Cross*
Name: George A. Cross
Title: Secretary

STATE OF TEXAS)
COUNTY OF Montgomery)

This instrument was acknowledged before me on December 13, 2011, by Richard Stubblefield, President of Northcrest Ranch Property Owners Association, Inc.

Steph B. Bush

Notary Public, State of Texas
My commission expires: April 29, 2013



STATE OF TEXAS)
COUNTY OF Montgomery)

This instrument was acknowledged before me on December 14, 2011, by George A. Cross, Secretary of Northcrest Ranch Property Owners Association, Inc.

Steph B. Bush

Notary Public, State of Texas
My commission expires: April 29, 2011

