

**Swimming Pool Enclosure Guidelines for the  
The Lakes of South Shore Harbour Community Association, Inc.**

STATE OF TEXAS §

§

COUNTY OF GALVESTON§

Pursuant to the Bylaws of the The Lakes of South Shore Harbour Community Association, Inc. referred to as “Association”) and the Declaration of Protective Covenants, the Directors of the The Lakes of South Shore Harbour Community Association, Inc., a Texas non-profit corporation, consent to the adoption of the following resolution:

RE: Architectural Guidelines for Swimming Pool Enclosures

WHEREAS:

1. The Texas Property Code Chapter 202 Section 202.022 precludes associations from adopting or enforcing a restrictive covenant which prohibits or restricts a property owner from installing on a property owner’s property a swimming pool enclosure that conforms to applicable state or local safety requirements; and
2. Pursuant to Section 202.022(b)(2) of the Texas Property Code, the Board of Directors is permitted to adopt certain limitations on the installation of a Swimming Pool Enclosure.

BE IT RESOLVED THAT:

3. In order to comply with Section 202.022 of the Texas Property Code, the Board of Directors of the Association adopts the following guidelines to govern the installation of a Swimming Pool Enclosure.
  - a. A “swimming pool enclosure” means a fence that:
    1. Surrounds a water feature, including a swimming pool or spa;
    2. consists of transparent mesh or clear panels set in metal frames;
    3. is not more than six feet in height; and
    4. is designed to not be climbable.
  - b. The swimming pool enclosure shall be black in color and consist of transparent mesh set in metal frames.

EFFECTIVE DATE: January 11, 2022

Authorized Board Member Signature:  Date: 2022-2-24