

**LAKES OF BELLA TERRA COMMUNITY ASSOCIATION, INC.
GUIDELINES REGARDING GOLF CARTS AND OFF-HIGHWAY VEHICLES**

STATE OF TEXAS §
 § KNOW ALL PERSONS BY THESE PRESENTS:
COUNTY OF FORT BEND §

WHEREAS, the LAKES OF BELLA TERRA COMMUNITY ASSOCIATION, INC. ("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, Section 551.403 of the Texas Transportation Code was amended by the 87th Texas Legislature dealing with the operation of golf carts within residential subdivisions as defined in Section 202.002(9) of the Texas Property Code; and

WHEREAS, the Board of Directors of the Association ("Board") has determined that in connection with maintaining the use and appearance of the Subdivision, and to provide clear and definitive guidance regarding the operation of golf carts and other similar vehicles within the community, it is appropriate for the Association to adopt the following guidelines:

NOW, THEREFORE, the Board has duly adopted the following *Guidelines Regarding Golf Carts*:

GUIDELINES REGARDING GOLF CARTS AND OFF-HIGHWAY VEHICLES

1. "Golf Carts" as used herein shall have the definition assigned under Section 551.401 of the Texas Transportation Code, as may be amended, namely: a motor vehicle designed by the manufacturer primarily for use on a golf course.
2. "Off-Highway Vehicle" ("OHV") as used herein shall have the definition assigned under Section 551A.001(1-d) of the Texas Transportation Code, as may be amended, namely: all-terrain vehicles, recreational off-highway-vehicles, sand rails, or utility vehicles.
3. Golf Carts and OHVs must be parked and stored out of public view when not in use.
4. Golf Carts and OHVs may only be operated by a person with a valid state issued driver's license.
5. Golf Carts and OHVs may only be operated on the streets within the community. These vehicles shall not be operated, parked or stored on sidewalks, grass, greenbelts, easements or any other Common Area.
6. Any Golf Cart or OHV being operated at night (after sunset and before sunrise) must have working front and tail lights.
7. All Golf Carts and OHVs must be properly maintained.

These guidelines are effective upon recordation in the Public Records of Fort Bend County, and supersede any guidelines for golf carts outlined herein which may have previously been in effect.

Except as affected by relevant provisions of the Texas Transportation Code 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.

Approved and adopted by the Board on this 27 day of April 2023.

LAKES OF BELLA TERRA COMMUNITY
ASSOCIATION, INC.

Signed: Roberta Jones

Name: Roberta Jones

Position: Secretary