

SUPPLEMENTAL NOTICE OF DEDICATORY INSTRUMENTS
for
WOODLAKE FOREST IV HOMEOWNERS ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the authorized representative of Woodlake Forest IV Homeowners Association, Inc. ("Association"), a property owner's association as defined in Section 202.001 of the Texas Property Code, hereby supplements the "Notice of Dedicatory Instrument for Woodlake Forest IV Homeowners Association, Inc.", "Supplemental Notice of Dedicatory Instrument for Woodlake Forest IV Homeowners Association, Inc.", "Supplemental Notice of Dedicatory Instrument for Woodlake Forest IV Homeowners Association, Inc.", "Supplemental Notice of Dedicatory Instrument for Woodlake Forest IV Homeowners Association, Inc.", "Supplemental Notice of Dedicatory Instrument for Woodlake Forest IV Homeowners Association, Inc.", "Supplemental Notice of Dedicatory Instrument for Woodlake Forest IV Homeowners Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Woodlake Forest IV Homeowners Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Woodlake Forest IV Homeowners Association, Inc." and "Supplemental Notice of Dedicatory Instruments for Woodlake Forest IV Homeowners Association, Inc." respectively recorded in the Official Public Records of Real Property of Harris County, Texas under Clerk's File Nos. 20070053194, 20070706508, 20090399152, 20120020524, 20120318528, 20140200925, RP-2017-537498, RP-2018-490386, RP-2020-67773, RP-2020-251729 and RP-2020-431342 ("Notice"), which Notice was filed of record for the purpose of complying with Section 202.006 of the Texas Property Code.

Additional Dedicatory Instrument. In addition to the Dedicatory Instruments identified in the Notice, the following document is a Dedicatory Instrument governing the Association:

- **Woodlake Forest IV Homeowners Association, Inc. Amended and Restated Parking and Street Safety Policy.**

[The attached document was properly adopted in the open session of the July 8, 2021 meeting of the Association Board of Trustees and supersedes any previously recorded versions.]


A true and correct copy of such Dedicatory Instrument is attached to this Supplemental Notice.

This Supplemental Notice is being recorded in the Official Public Records of Real Property of Harris County, Texas for the purpose of complying with Section 202.006 of the Texas Property Code. I hereby certify that the information set forth in this Supplemental Notice is true and correct and that copy of the Dedicatory Instrument attached to this Notice is a true and correct copy of the original.

RP-2021-387202

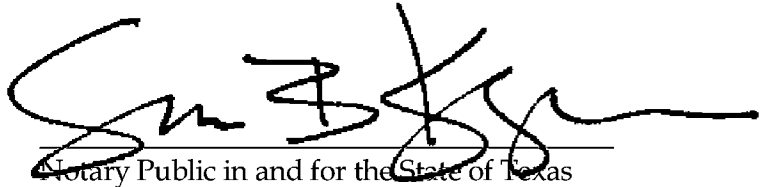
Executed on this 9th day of July, 2021.

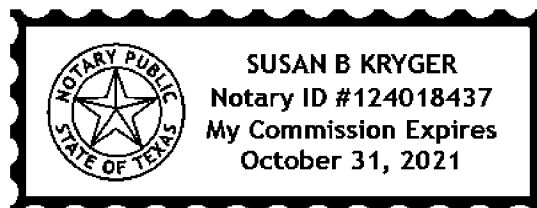
**WOODLAKE FOREST IV HOMEOWNERS
ASSOCIATION, INC.**

By: 
Cliff Davis, authorized representative

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned notary public, on this 9th day of July, 2021 personally appeared Cliff Davis, authorized representative of Woodlake Forest IV Homeowners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.


Notary Public in and for the State of Texas



WOODLAKE FOREST IV HOMEOWNERS ASSOCIATION, INC.

AMENDED AND RESTATED PARKING AND STREET SAFETY POLICY

This Amended and Restated Parking and Street Safety Policy ("Parking Policy") replaces and supersedes any previous parking policy or similarly named document adopted by the *Woodlake Forest IV Homeowners Association, Inc.* ("Association") including, but not limited to, the parking rules and/or parking policies filed in the Official Public Records of Real Property of Harris County, Texas under Clerk's File Nos. V845479, 20070706508, 20120318528, and RP 20070706508.

1. All capitalized terms in this Parking Policy have the same meaning ascribed to them in the applicable Declarations of Covenants and Restrictions for Woodlake Forest IV, Sections A, B and C (collectively referred to as "WFIV") filed in the Official Public Records of Real Property of Harris County, Texas unless otherwise defined in this Parking Policy.
2. Definitions:
 - a. **"Board"** as used herein shall mean the Association's Board of Trustees.
 - b. **"Commercial Vehicle"** shall mean a vehicle, including passenger vans retrofitted or adapted, used to transport goods, materials, equipment, or passengers used in any trade, business, industry, or work. It may or may not have ladder attachments, advertising, or commercial license plates or tags, or any visual forms or facades that at the discretion of the Board creates the appearance of a commercial vehicle.
 - c. **"Common Properties"** shall refer to all areas not part of any lot or public street, and includes all private streets, private drives, and private alleyways.
 - d. **"Household"** shall mean those residents of a particular address, which may include owners and/or tenants.
 - e. **"Passenger Truck"** as used herein shall be defined to include any truck: (i) that displays a non-commercial truck license plate/registration, (ii) does not exceed twenty feet (20') in length, and/or (iii) does not have more than four wheels.
 - f. **"Passenger Van"** as used herein shall be defined to be a van with rows of seats for passengers (i) without commercial advertisements on its exterior and/or (ii) without commercial truck license plate/registration.
 - g. **"Private Streets"** shall mean all other streets within WFIV, except for those described below as "Public Streets," and include all private streets, private drives, and private alleyways. Also referred to as "Common Properties."
 - h. **"Public Streets"** shall mean those streets that comprise all of Doliver Drive and that part of Longmont Drive proceeding northeasterly from Gessner Road and then curving southerly to intersect Doliver Drive.
 - i. **"SCPS"** as used herein shall mean the Standing Committee on Parking and Streets, which reports to the Trustee responsible for overseeing the administration of the Parking Policy. SCPS distributes to new residents and others as needed an explanatory "Introduction to the Parking and Street Safety Policy" along with the Parking Policy.

- j. **"Temporary Parking Permit"** shall mean the temporary permit issued by the Board and displayed in easy view that indicates temporary approval to park on the WFIV Common Properties.
- k. **"Trustee"** shall mean the Trustee overseeing the administration of the Parking Policy on behalf of the Board.
- l. **" Vehicle"** as used herein shall be defined to include passenger automobiles, passenger vans, and passenger trucks.
- m. **"Vehicle Registration Sticker"** shall mean the decal issued by the Board, Trustee, or SCPS to be attached to the driver's side upper windshield on each vehicle in a household.
- n. **"WFIV"** as used herein is the acronym for Woodlake Forest IV.

VEHICLE REGISTRATION

All Vehicles in a household shall be registered and issued a Vehicle Registration Sticker. Upon receipt of a completed application, a Vehicle Registration Sticker is issued for each Vehicle. The sticker must be affixed to the front windshield of the vehicle.

COMMERCIAL VEHICLES

No Commercial Vehicles, as defined above, may be parked on Common Properties overnight.

RULES

1. A resident or resident's guest shall not park a Vehicle on Common Properties, for an extended period, defined as more than 2 weeks, without a Board-approved Temporary Parking Permit displayed in easy view. Parking on the west and south sides of Bayou Brook Street is specifically prohibited at all times.
2. No boats, marine craft, machinery, or equipment of any kind or type, trucks (other than Passenger Trucks as defined herein), commercial vehicles, trailers, recreational vehicles, motorcycles, or any other type of motorized vehicle may be parked, kept, or stored in public view on Common Properties for any amount of time.
3. A Temporary Parking Permit is not required to park on the Public Streets within WFIV, Doliver Drive or Longmont Drive.
4. An inoperable vehicle shall not be parked, kept, or stored on Common Properties at any time. An inoperable vehicle is a vehicle that: (a) is not in operating condition (including a flat tire); or (b) does not have a current registration sticker displayed on the vehicle; or (c) is prohibited for any reason from being operated on the streets and highways of the State of Texas.

PARKING PERMITS

1. A Temporary Parking Permit may be approved at the Board's discretion for any reason presented by a resident in a written application. The Board has the sole and absolute discretion to approve or deny an application for a Temporary Parking Permit.
2. Applications approved by the Board will be issued a Temporary Parking Permit that will be good for a four-month period from the date of issuance concluding February 28, June 30, and October 31. A Temporary Parking Permit may also be issued for any shorter or longer period dictated by particular circumstances and approved by the Board.
3. After approval by the Board, the SCPS issues a Temporary Parking Permit, monitors, and documents the proper display on the vehicle, and communicates renewal instructions as required. The proper display location of the permit is important and is a condition of the permit being issued.
4. Any guest or invitee of a resident who intends to park on Common Properties for more than two weeks must first obtain a Temporary Parking Permit.

ENFORCEMENT

1. Parking Violations. The SCPS is authorized by the Board to issue Parking Violations, upon observation and documentation of continuous or egregious disregard for the regulations found in this Parking Policy. Recommendations may also be made to the Board to fine residents if corrective actions are not taken.
2. Fines. The Association may levy a fine for a violation of the Parking Policy in accordance with the Association's Fining Policy.
3. Towing. With regard to violations of this Parking Policy on Common Properties, this Parking Policy may be enforced by towing pursuant to Chapter 2308 of the Texas Occupations Code.
4. Lawsuit. In addition to towing and/or fining as allowed above, the Association may also file suit against the Owner/Resident violating this Parking Policy seeking all remedies available by law.

These policies are not intended to prohibit service providers from parking commercial vehicles on Common Properties for the amount of time necessary to provide service to a resident.

Passed this date, July 8, 2021, at the WFIV Board of Trustees meeting & filed with Harris County.

RP-2021-387202
Pages 6
07/09/2021 11:59 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$34.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically
and any blackouts, additions or changes were present
at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or
use of the described real property because of color or
race is invalid and unenforceable under federal law.
THE STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in
File Number Sequence on the date and at the time stamped
hereon by me; and was duly RECORDED in the Official
Public Records of Real Property of Harris County, Texas.



Teneshia Hudspeth
COUNTY CLERK
HARRIS COUNTY, TEXAS

RP-2021-387202