

**RESOLUTION ADOPTING XERISCAPING POLICY
FOR
LONGMIRE CREEK ESTATES PROPERTY OWNERS ASSOCIATION, INC.**

WHEREAS, Longmire Creek Estates Property Owners Association, Inc. (the "Association"), acting through its Board of Directors, is authorized under Section 204.010 of the Texas Property Code to regulate the modification and appearance of the subdivision;

WHEREAS, Texas Property Code §202.007 was amended to allow owners in property owners associations the limited right to install drought-resistant landscaping or water-conserving natural turf; and

WHEREAS, the Association desires to adopt a resolution setting forth guidelines on the installation of drought-resistant landscaping or water-conserving natural turf;


NOW THEREFORE, BE IT RESOLVED THAT:

The following **XERISCAPING POLICY** is hereby adopted:

1. All drought-resistant landscaping or water-conserving natural turf, and the location of its installation, must be pre-approved by the Association's Architectural Control Committee ("ACC").
2. To insure to the extent practicable maximum aesthetic compatibility, a property owner who is seeking approval from the ACC to install drought-resistant landscaping or water-conserving natural turf must submit a detailed plan for the design installation including, but not limited to, the name or type of plants and/or materials to be used and the planned location of the installation.
3. The Association may regulate the owner's installation, use of type of turf, gravel, rocks or cacti in the proposed landscaping plan to ensure that the proposed landscaping remains in harmony with the overall appearance and aesthetics of the subdivision, while still promoting water conservation.
4. The ACC may request additional information or changes to the plan. Installation of xeriscaping may not commence until the plans have been approved in writing.
5. In conjunction with this policy, the Association may regulate yard and landscape maintenance. Plants must be trimmed, beds must be kept weed-free and borders must be edged. No plants may encroach on sidewalks. Sickly and dying plants must be removed and replaced. Perennial grasses and flowering perennials must be cut back to remove dead material during dormant months.
6. Synthetic or artificial turf is prohibited.

Adopted this 12th day of December, 2013, by the Board of Directors of Longmire Creek Estates Property Owners Association, Inc.

LONGMIRE CREEK ESTATES PROPERTY
OWNERS ASSOCIATION, INC.



Signature of Secretary

Print Name: Don Reynolds