ROOFING MATERIAL GUIDELINES

DEER VALLEY

HOMEOWNERS' ASSOCIATON, INC.

Roofing Materials Guidelines

WHEREAS, the Texas Legislature passed House Bill 362 which amends Chapter 202 of the Texas Property Code by adding Section 202.011 whieh preeludes assoeiations from adopting or enforcing a prohibition or restrietion on certain roofing materials; and

WHEREAS, pursuant to Section 202.011 of the Texas Property Code, the Board of Directors of Deer Valley Homeowners' Association, Inc. (the "Assoeiation") is permitted to adopt specific limitations on certain roofing materials.

NOW, THEREFORE, IT IS RESOLVED, in order to comply with Seetion 202.011 of the Texas Property Code, the Board of Direetors of the Association adopts the following guidelines for certain roofing materials.

A. The Association shall not prohibit an owner who is otherwise authorized to install shingles on the roof of the owner's property from installing shingles that:

   1. are designed to:

      (a) be wind and hail resistant;

      (b) provide heating and cooling efficiencies greater than those provided by customary composite shingles;

      (c) provide solar generation capabilities; and

   2. when installed:

      (a) resemble the shingles used or otherwise authorized for use on property in the subdivision;

      (b) are more durable than and are of equal or superior quality to the shingles deseribed by subsection (a) above; and

      (c) match the aesthetics of the property surrounding the owner's property.

B. The definitions contained in the Association's dedieatory instruments are hereby incorporated herein by reference.

C. In the event of any conflict between these provisions and any roofing material restrietions contained in any governing document of the Assoeiation, including design guidelines, policies and the Deelaration, this Roofing Materials Policy controls.



IT IS FURTHER RESOLVED that this Roofing Materials Policy is effective upon adoption hereof, to remain in foree and effeet until revoked, modified or amended.

This is to eertify that the foregoing resolution was adopted by the Board of Directors at a meeting of same on 11-29-11, and has not been modified, rescinded or revoked.

Pat Franklin

Name: Patricia Franklin

Title: President

Date: 11/29/11