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GREENTREE - SAND CREEK TRAILS ASSOCIATION
RULES AND REGULATIONS GOVERNING USE OF GREENBELTS

In accordance with the By-laws of the "Association" the Board of Directors has created the following rules and regulations. These rules and regulations are not meant to supersede, replace or amend the official Declarations of Covenants, Conditions, and restrictions of the GREENTREE - SAND CREEK TRAILS ASSOCIATION, the SAND CREEK COMMUNITY ASSOCIATION or the GREENTREE COMMUNITY ASSOCIATION.

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1. The restrictions, covenants, and conditions applying to the lots in the area comprising the "Association" (Greentree Village, Sand Creek Village, Kings Crossing Apartments, Kings Crossing Commercial area, The Retreat Patio Homes) apply to the common areas known as the greenbelts.
2. Except for specific areas that might be classed as exceptions by resolution, the Board of Directors considers itself charged with prudent management of a Mature Area and not a park.
3. Unauthorized alterations and/or modifications or use, including digging, adding man made materials, cutting trees, or other flora are strictly prohibited. (Therefore construction of bicycle/motorbikes trails, forts, skate board rinks, gazebos, woodpiles, gardens, etc. are prohibited.)
4. Motor vehicles of any design or style are not allowed on "Association" property, unless specifically authorized by the board to perform maintenance. Violators will be prosecuted.
5. Dumping of trash, grass clippings, garbage, litter, timber, old wood, or anything else is prohibited.
6. Owners of property adjoining the Greenbelts may clear Greenbelt property of trees and undergrowth (brush) with trunk diameter of less than two inches for a distance of no more than three feet from their personal property line. Such clearing cannot alter the contour of the land in any manner. Similarly, such owner may clear a single pathway not more than three feet wide between their personal property and the hard surfaced Greenbelt. Such pathway shall not be paved or edged with logs, stones or any man made materials. It must be natural looking.
7. Fences along major thoroughfares such as, North Park, Lake Houston Dr., Kingwood Dr. etc., are "Association" property and members who cause damage and /or accelerated deterioration of these fences will be held accountable.
8. Use or possession of guns, including but not limited to BB guns, pellet guns, etc., on "Association" property is prohibited.
9. Dogs and other pets on the Greenbelts must be leashed.
10. Absolutely nothing may be planted on "Association" property without prior approval from the Board of Directors.
11. Open fires, burning of benches, defacing any "Association" property or causing damage to trees is prohibited and violators will be prosecuted.
12. Members will be billed/fined for the cost of correction/elimination or unauthorized use of "Association" property that can be traced to a specific property owner, his/her dependents or guests.

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THE BOARD OF DIRECTORS
GREENTREE - SANDCREEK TRAIL ASSOCIATION

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Ray Long

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