

- a. On the roof of the main residential dwelling; or
 - b. on the roof of any other approved structure; or
 - c. within a fenced yard or patio.
5. For Devices mounted on a roof, the Device must:
- a. have no portion of the Device higher than the roof section to which it is attached; and
 - b. have no portion of the Device extend beyond the perimeter boundary of the roof section to which it is attached; and
 - c. conform to the slope of the roof; and
 - d. be aligned so the top edge of the Device is parallel to the roof ridge line for the roof section to which it is attached; and
 - e. have a frame, brackets and visible piping or wiring that is a color to match the roof shingles, or a silver, bronze or black tone commonly available in the marketplace; and
 - f. be located in a position on the roof which is least visible from any street or common area, so long as such location does not reduce estimated annual energy production more than 10% over alternative roof locations (as determined by a publically available modeling tool provided by the National Energy Laboratory [www.nrel.gov] or equivalent entity).
6. For Devices located in a fenced yard or patio, no portion of the Device may extend above the top of the fence. If the fence is not a solid fence which blocks view of the Device, the Association may require the Device be placed in a location behind a structure or otherwise require visual screening. The Association may consider the installation of Devices on properties without a fenced yard if there is adequate screening from public view from any street or common area.
7. All Devices must be installed in compliance with the manufacturer's instructions and in a manner which does not void any material warranties. Licensed craftsmen must be used where required by law. Permits must be obtained where required by law.
8. Installed devices shall not:
- a. threaten public health or safety; or

- b. violate any law; or
 - c. substantially interfere with the use and enjoyment of land by causing unreasonable discomfort or annoyance to any adjoining property owner(s).
 - d. All Devices must be maintained in good repair. Unused or inoperable Devices must be immediately removed.
9. All Devices must be maintained in good repair. Unused or inoperable Devices must be removed.

These guidelines may be amended from time to time by the Architectural Control Committee of the Association.

These guidelines shall be effective upon recordation in the Public Records of Bandera County, Texas, and shall supercede any policy regarding guidelines for the installation of Solar Energy Devices which may have previously been in effect. Except as affected by Section 202.010 and/or this Policy, all other provisions contained within the Association's Declaration or any other dedicatory instruments of the Association shall remain in full force and effect.

Approve and adopted by the Board on this 22nd day of DECEMBER 2011.

R.W. Mauldin

Chairman
Architectural Control Committee
Double R Ranch Owners' Association, Inc.

STATE OF TEXAS §
 §
COUNTY OF BANDERA §

Before me, the undersigned authority, on this day personally appeared R.W. Mauldin, Chairman, Architectural Control Committee of the Double R Ranch Owners' Association, Inc., a Texas non-profit corporation, known to be to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he/she had executed the same as the act of said corporation for the purpose and consideration therein expressed, and in the capacity therein state.

Given under my hand and seal of office this 22 day of December, 2011.

Karen Sue Brucks

Notary Public, State of Texas



Karen Sue Brucks

Printed Name

My commission expires: Feb, 26, 2013

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Bandera County

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By:
Tandie Mansfield

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.

STATE OF TEXAS
COUNTY OF BANDERA

I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the official records of Bandera County as stamped hereon by me.

Jan 04, 2012

Candy Wheeler, County Clerk
Bandera County