## FIRST AMENDMENT TO THE INITIAL DESIGN GUIDELINES OF WOODBRIDGE ASSOCIATION, INC.

[Trash & Recycle Containers]

STATE OF TEXAS	§ 8	KNOW ALL MEN BY THESE PRESENTS:
COUNTIES OF DALLAS	§	
AND COLLIN	§	

THIS FIRST AMENDMENT TO THE INITIAL DESIGN GUIDELINES OF WOODBRIDGE ASSOCIATION, INC. (this "First Amendment") is made this \_\_\_ day of \_\_\_\_\_\_, 2014, by the Board of Directors of Woodbridge Association, Inc., a Texas non-profit corporation (the "Association").

WHEREAS, pursuant to Article VII, Section 7.4 of the First Amended and Restated Declaration of Covenants, Conditions and Restrictions for Woodbridge (the "Declaration"), no Improvement shall be erected, constructed, placed, altered (by addition or deletion), maintained or permitted to remain on any portion of the Properties until plans and specifications shall have been submitted to and approved in writing by the Architectural Control Committee ("ACC") or the Modifications Committee ("MC") of Woodbridge Association, Inc. (the "Association"). The Association's ACC and MC shall be referred to collectively herein as the "Committee;" and

WHEREAS, pursuant to Article VII, Section 7.3 of the Declaration, the Declarant may prepare design and development guidelines and application review procedures (the "Design Guidelines") which shall be applicable to all construction activities within the Properties, which may thereafter be amended by the Board of Directors of the Association; and

WHEREAS, Woodbridge I, Ltd. ("Declarant") prepared the Initial Design Guidelines for the Association, which are attached to the Declaration as Exhibit "E;" and

WHEREAS, the Board of Directors of the Association desires to amend the Initial Design Guidelines as follows with respect to trash and recycle containers.

WHEREAS, the following amendments to the Design Guidelines were approved by a majority of the Board of Directors of the Association pursuant to Article VII, Section 7.3 of the Declaration.

NOW, THEREFORE, the Design Guidelines are hereby amended as follows:

- 1. Article IV, Section 4.31 of the Design Guidelines is deleted in its entirety and replaced with the following:
  - **4.31 Trash and recycle containers.** Trash and recycle containers must be stored in one of the following locations:
    - 1. Inside the garage of the residence.
    - 2. Behind a fence screened from public view
    - 3. Along the side of the residence not facing a side street or alley; provided that the containers are set back at least 10 feet from the front façade of the home and shielded from view from the street by plant materials or other materials approved by the Architectural Review Committee.

4. Homes with alleys in the rear may store the containers adjacent to the garage or anywhere along the driveway, outside of the alley right-of-way.

See the Diagram attached as Exhibit 1 to these Design Guidelines for examples.

Trash and recycle containers can be placed out ready for pick up no earlier than 8:00 p.m. on the day prior to the trash pickup day and must be properly stored by the end of trash pickup day.

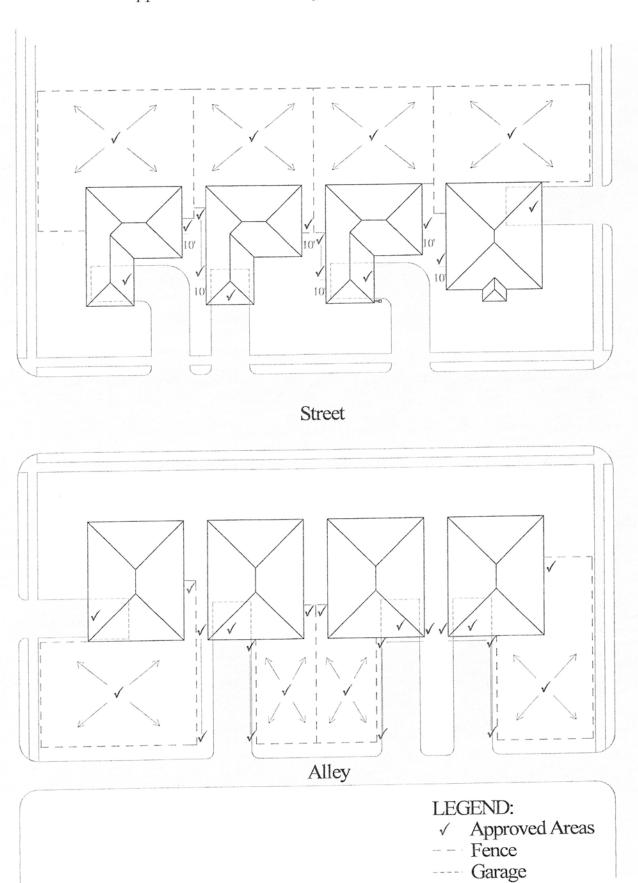
- 2. The Design Guidelines are further amended to attach the Diagram included as Exhibit 1 to this First Amendment as Exhibit 1 to the Initial Design Guidelines.
- 3. Except as modified by this First Amendment, the Design Guidelines shall remain in full force and effect.

IN WITNESS WHEREOF, the Board of Directors of the Association has caused this First Amendment to be executed by its duly authorized agent as of the date first written above.

	WOODBRIDGE ASSOCIATION, INC., A Texas non-profit corporation	
	By:	
	Its:	
	ACKNOWLEDGMENT	
STATE OF TEXAS	§ .	
COUNTY OF	§ § §	
day personally appeared Association, Inc., known to me to and acknowledged to me that he ex	ned authority, a Notary Public in and for said county and state, on the determinant of the person whose name is subscribed to the foregoing instrument of the purposes and consideration therein expresses the act and deed of said corporation.	ge ent
GIVEN UNDER MY HAN	D AND SEAL OF OFFICE this day of, 2014.	i.
	Notary Public in and for the State of Texas	
	My Commission Expires:	

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EXHIBIT 1
Approved Trash and Recycle Container Locations



# FIRST SUPPLEMENT TO THE NOTICE OF FILING OF DEDICATORY INSTRUMENTS FOR

#### WOODBRIDGE

[First Amendment to Design Guidelines - Trash & Recycle Containers]

COUNTIES OF DALLAS AND COLLIN	§  KNOW ALL MEN BY THESE PRESENTS:	
	NT TO THE NOTICE OF FILING OF DEDICAT	ORY
INSTRUMENTS FOR WOODBE	IDGE (this "First Supplement") is made this defined the description of the state of the description of the state of the st	ay or

STATE OF TEXAS

#### WITNESSETH:

, 2014, by Woodbridge Association, Inc. (the "Association").

WHEREAS, Woodbridge Association, Inc., a Texas non-profit corporation (the "Association"), prepared and recorded an instrument entitled "First Amended and Restated Declaration of Covenants, Conditions and Restrictions for Woodbridge", filed of record in Collin County on December 6, 2001, as Instrument No. 2001-0156680 at Volume 05060, Page 02628 *et seq.* of the Deed Records of Collin County, Texas and filed of record in Dallas County on December 28, 2001, at Volume 2001251, Page 08723 *et seq.* of the Deed Records of Dallas County, Texas (the "Declaration"); and

WHEREAS, the Association is the property owners' association created by the Declarant to manage or regulate the planned development covered by the Declaration, which development is more particularly described in Exhibit "A" of the Declaration; and

WHEREAS, Section 202.006 of the Texas Property Code provides that a property owners' association must file each dedicatory instrument governing the association that has not been previously recorded in the real property records of the county in which the planned development is located; and

WHEREAS, the Association recorded a Notice of Filing of Dedicatory Instruments for Woodbridge in Collin County on or about January 28, 2003 at Volume 5344, Page 4515 *et seq.* as Instrument No. 2003-0016848 of the Deed Records of Collin County, Texas, and in Dallas County on or about March 25, 2003 at Volume 2003056, Page 11743 *et seq.* of the Deed Records of Dallas County, Texas (the "Notice"); and

WHEREAS, the Association amended the Notice by recording a document entitled "[First Amendment to the] Notice of Filing of Dedicatory Instruments for Woodbridge in Collin County on or about November 7, 2012 as Instrument No. 20121307001425750 of the Deed Records of Collin County, Texas, and in Dallas County on or about November 7, 2012 as Instrument No. 201200332041 of the Deed Records of Dallas County, Texas (the "First Amendment"); and

**WHEREAS**, the Association desires to supplement the Notice with the attached dedicatory instrument pursuant to and in accordance with Section 202.006 of the Texas Property Code.

**NOW, THEREFORE,** the dedicatory instrument attached hereto as **Exhibit "A"** is a true and correct copy of the original and is hereby filed of record in the real property records of Collin County and Dallas County, Texas, in accordance with the requirements of Section 202.006 of the Texas Property Code.

**IN WITNESS WHEREOF,** the Association has caused this First Supplement to be executed by its duly authorized agent as of the date first above written.

	WOODBRIDGE ASSOCIATION, INC., a Texas non-profit corporation	
	By:	
	Its:	
	ACKNOWLEDGMENT	
STATE OF TEXAS §  COUNTY OF §		
known to me to be the person whose	undersigned authority, on this day personal pers	Association, Inc., d acknowledged to
corporation.	in the purposes and consideration therein expresses	on bonair or sara
SUBSCRIBED AND SWO	ORN TO BEFORE ME on this day of	, 2014.
	Notary Public State of Texas	
	My Commission Expires	

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### EXHIBIT "A"

First Amendment to the Initial Design Guidelines of Woodbridge Association, Inc.