

Clearwater Cove POA, Inc.

96 Beach Walk Blvd., Suite 207 - Conroe Texas 77304

936-703-5256 Phone 936-703-5258 Fax

info@acmg.solutions

www.clearwatercovepoa.org

The Clearwater Cove Association would like to send a friendly reminder regarding community rules, regulations and guidelines. Please become familiar with the Association's Guidelines in order to ensure your property is in compliance.

New HOA Website: www.clearwatercovepoa.org

2022 Board of Directors:

President: Kenneth Johnson

V.P.: Daniel Woodruff

Secretary: Joyce Hartnett

Treasurer: Mary Allcorn

Directors: Glenn Stephens, Franklin "Curtis" Matthews, Fred Perdue

2022 Architectural Control Committee:

Kevin Allen, John Davis, Matthew Francis

2022 Event Calendar

Easter egg hunt in the Park April 9th

Movie in the Park June 4th

Splash Day July 16th

Annual Picnic Oct. 8th

Scary Movie in the Park Oct 29th

Christmas Hayride and S' Mores Dec. 17th

Watch for more information and scheduled times to be posted

Keeping Property Clean - Driveways, sidewalk, walkways, and any exterior structure including fencing must be maintained in good repair, cleaned as needed and remain free of mold, mildew, algae and dirt.

Lot Maintenance – The Owner and/or occupant(s) of all Lots shall at all times keep all trees, shrubs, weeds and grass thereon cut in a sanitary, healthful and attractive manner (which shall include watering at intervals sufficient to sustain landscaping) ...

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Political Signs/Flags:

Owners may also place ground mounted signs on their Lot, which advertise a political candidate or ballot item for an election ("Political Signs"), provided the following criteria are met:

- (1) No Political Sign may be placed on an Owner's Lot prior to the sixtieth (60th) day before the date of the election to which the sign relates, or remain on an Owner's Lot subsequent to the tenth (10th) day after the election date.
- (2) No more than one (I) Political Sign is allowed per political candidate or ballot item.
- (3) No Political Sign may:
 - (a) contain roofing material, siding, paving, materials, flora, one or more balloons or lights, or any other similar building, landscaping, or nonstandard decorative component;
 - (b) be attached in any way to plant material, a traffic control device, a light, a trailer, a vehicle, or any other existing structure or object;
 - (c) include the painting of architectural surfaces;
 - (d) threaten the public health or safety;
 - (e) be larger than four feet by six feet;
 - (f) violate a law;
 - (g) contain language, graphics, or any display that would be offensive to the ordinary person; or
 - (h) be accompanied by music, other sounds, by streamers or is otherwise distracting to motorists.

The Association may remove a sign displayed in violation of this section of the Declaration.

Pet Waste – Neighborhood/Parks/Boat Ramp

Just a friendly reminder to pick up after your pets. Please be respectful and clean up all areas including sidewalks/walkways, vacant lots, common areas and individuals' property. Pets need be leashed and under control at all times. Although this may not be a pleasant chore, it is the responsibility of a pet owner. Feel free to contact your local Animal Control for information regarding these ordinances.

Parking of Vehicles – Vehicles shall not be parked on the street fronting any Lot. Vehicles may be parked only on driveways or approved paved areas on a Lot. Vehicles may not be stored on a street or Lot as provided in S3.4. Any vehicle owned by the guest of an Owner shall be permitted to be temporarily parked on the street fronting such Owner's Lot for a period not to exceed forty-eight (48) hours.

Prohibited Vehicles – Commercial vehicles, vehicles primarily used or designed for commercial purposes, tractors, mobile homes (either with or without wheels), manufactured homes (either with or without wheels), trailers (either with or without wheels), campers, camper trailers, boat trailers (without a boat), machinery or equipment of any kind, and vehicles (other than boats on trailers) which exceed six feet (6') ten inches (10") in height, or eight feet (8') in width, or twenty-four feet (24') in length, shall be parked only in enclosed areas not visible from streets or adjacent Lots.