

COMMON AREA RULES AND REGULATIONS

1. The common areas owned by the Steiner Ranch Residential Owners Association ("SRROA") and the Steiner Ranch Master Association ("SRMA") are available to members of the SRROA and the SRMA and their guests.
2. A member of the SRROA or the SRMA must accompany guests.
3. The Boards of Directors of the SRROA and the SRMA will establish common area hours from time to time.
4. Curfew for common area: dusk to dawn. Unless otherwise indicated.
5. No destructive activities are permitted in the common areas.
6. The discharge of firearms, pellet guns, bow and arrows, sling shots and other hazardous items is prohibited.
7. Disorderly conduct is not permitted.
8. The Boards of Directors of the SRROA and the SRMA reserve the right to impose additional restrictions on use as the situation warrants.
9. Loose dogs, dogs that have been determined to be "dangerous dogs" under Chapter 822, Subchapter D of the Texas Health and Safety Code, and dogs without a current rabies vaccination are not permitted within the common area.

TENNIS COURT RULES AND REGULATIONS

1. The John Simpson tennis courts are owned by the Steiner Ranch Residential Owners Association ("SRROA") and are for walk-up use only. The Towne Square tennis courts are owned by the Steiner Ranch Master Association ("SRMA") and are for reservation use first and walk-up use second. All tennis courts are only available for use by members of the SRROA and the SRMA.
2. Tennis court hours are from 6:00a.m. to 10:00p.m. with the exception of league night or special events.
3. Only soft-soled, non-scuff athletic shoes may be worn on the courts.
4. There shall be a one (1) hour time limit on the John Simpson tennis courts while persons are waiting to play, with the exception of league night or special events.

5. No glass containers are permitted in the court area.
6. No pets, bikes, skateboards or roller blades are allowed in the court area.
7. Tennis courts will be locked. If a key is lost or stolen, arrangements for a replacement key must be made through the community manager.

TRAIL RULES AND REGULATIONS

1. The trails are for Steiner Ranch residents, their guests and persons with written authorization from Taylor Woodrow Communities/Steiner Ranch, Ltd. only.
2. Trail hours will be from dawn until dusk. There will be no access of the trails allowed after dark.
3. Use of the trails is at your own risk.
4. Only use of designated trails is allowed. Leaving the trails is prohibited.
5. No motorized vehicles are allowed.
6. No horses are allowed.
7. No feeding animals.
8. Bikes are allowed only on *Hike & Bike Trails*. Bikes must yield to pedestrians.
9. No loitering.
10. No hunting.
11. No cooking, fires or smoking.
12. No camping.
13. All pets must be on a leash at all times.
14. No littering or dumping is allowed.
15. Do not disturb nature landscapes. Be cautious of plants and wildlife in their native habitat.

In addition to the rules above, the following apply to the Permitted Trails in the Conservation Easement.

16. No picnicking.
17. No tape recording of bird calls and other wildlife.
18. Access permitted at trailhead access points only.