

**ADDITIONAL DEDICATORY INSTRUMENT**  
**for**  
**THE SEASCAPE OWNERS ASSOCIATION, INC.**

THE STATE OF TEXAS           §  
  §  
COUNTY OF GALVESTON       §

BEFORE ME, the undersigned authority, on this day personally appeared Margaret R. Maddox who, being by me first duly sworn, states on oath the following:

My name is Margaret R. Maddox I am over twenty-one (21) years of age, of sound mind, capable of making this affidavit, authorized to make this affidavit, and personally acquainted with the facts herein stated:

I am the Attorney/Agent for **THE SEASCAPE OWNERS ASSOCIATION, INC.** Pursuant with Section 202.006 of the Texas Property Code, the following documents are copies of the original official documents from the Association's files:

**NIGHTLY/SHORT-TERM RENTAL ANIMAL POLICY**  
**for**  
**THE SEASCAPE OWNERS ASSOCIATION, INC.**  
**A TEXAS NON-PROFIT CORPORATION**

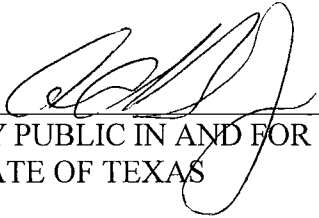
DATED this 28th day of September, 2022.

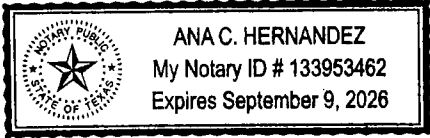
**THE SEASCAPE OWNERS ASSOCIATION,  
INC.**

*Margaret R. Maddox*  
**BY**  
Margaret R. Maddox, Attorney/Agent  
(Printed Name)

THE STATE OF TEXAS           §  
  §  
COUNTY OF GALVESTON       §

THIS INSTRUMENT was **acknowledged** before me on this the 28<sup>th</sup> day of September, 2022 by the said Margaret R. Maddox, Attorney/Agent for **THE SEASCAPE OWNERS ASSOCIATION, INC.**, a Texas non-profit corporation, on behalf of said corporation.

  
\_\_\_\_\_  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS



**NIGHTLY/SHORT-TERM RENTAL ANIMAL POLICY**  
**for**  
**THE SEASCAPE OWNERS ASSOCIATION, INC.**

1. Each Owner (as that term is defined by the Declaration) is responsible for assuring that Owner's tenants, occupants, guests, and invitees comply with the provisions of the Association's governing documents and rules and regulations.
2. Seascape is a NO ANIMAL facility except where required by law.
3. Any person with a valid reason for a deviation to this policy who would like to request an accommodation MUST:
  - complete a request for a reasonable accommodation in the form attached hereto as Exhibit "A".
  - deliver the request to the Board no less than ten (10) business days prior to the beginning of the proposed arrival date along with a note from a medical provider if the disability is not readily apparent.
  - obtain written authorization approving the requested accommodation prior to arrival.

For purposes of this policy "arrival" and "arrival date" shall mean the first date on which the requestor intends to bring an animal onto the Property.

4. No animal that does not meet the definition defined in Section 121.002 (1) of the Texas Human Resources Code will be allowed on the Property. No animal qualifying under the definition will be allowed entry to the property without a request for reasonable accommodation and the prior written consent of the Board.
5. The Board shall timely respond to any requests for reasonable accommodations received. In the event a written approval is not received prior to the intended arrival date the request shall be considered denied and the animal will not be allowed admittance.
6. The Association will seek to have animals who are on the Property without written consent to be removed at the Owner's expense.
7. Any owner allowing rentals/guests or rental agencies to violate any element of this policy will be subject to a \$250 fine.

Adopted this 26<sup>th</sup> day of September, 2022, by the Board of Directors of the Association.

**THE SEASCAPE OWNERS ASSOCIATION, INC.**

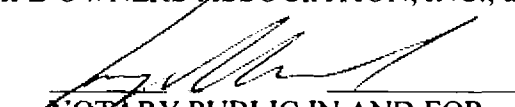
Jessica Cejka  
Signature of President

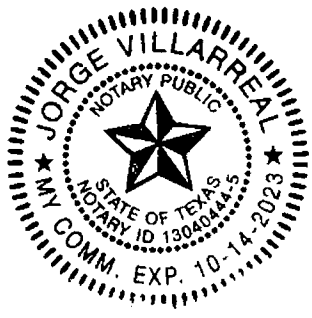
Print Name: Jessica Cejka

THE STATE OF TEXAS  
COUNTY OF GALVESTON  
Harris  
②

§  
§  
§

THIS INSTRUMENT was acknowledged before me on this the 26<sup>th</sup> day of September, 2022, by the said President of the THE SEASCAPE OWNERS ASSOCIATION, INC., a Texas non-profit corporation, on behalf of said corporation.

  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS



**EXHIBIT "A"**

**SEASCAPE OWNERS ASSOCIATION, INC.  
SHORT TERM RENTAL  
PET POLICY DEVIATION REQUEST FOR ACCOMODATION**

I \_\_\_\_\_, understand that Seascape Condominiums is a "No Pets Facility" and hereby request a reasonable accommodation to the governing documents of the Seascape Owners Association, Inc. and its Rules and Regulations relating to the prohibition of animals on the property.

I will be occupying Unit # \_\_\_\_\_ arriving on \_\_\_\_\_ and departing on \_\_\_\_\_, and, I request an exception to the Seascape By-Laws to bring my dog.

1. Do you have a medical disability?

\_\_\_\_\_ Yes \_\_\_\_\_ No

2. What type training has your dog received?

-Therapy dog

Specific Training: \_\_\_\_\_

-Emotional Needs dog

Specific Training: \_\_\_\_\_

-Service Dog (as specifically defined by Title II and Title III of the ADA).

Specific Training: \_\_\_\_\_

3. Please attach a copy of a note from a medical provider addressing the need for a support animal and FHA accommodation if the disability is not readily apparent.

I certify that the dog complies with all animal control requirements regarding vaccinations and registration, and, if an exception is granted, I agree I will be fully legally responsible for the dog, and will comply with the following:

-The dog will not display loud, unruly, or aggressive behavior.

-The dog will be leashed (6ft max.) 100% of the time while on the property common grounds.

-The dog will not be allowed to relieve itself on the walls or floors of the Common Elements.

-Should the dog relieve itself on Seascape lawns (the beach is preferred), it will be immediately and thoroughly cleaned such that it doesn't present an obstacle to others using the property.

I agree that failure to comply with any of the above will subject the dog to immediate and complete removal of the property.

Signature \_\_\_\_\_ Printed Name \_\_\_\_\_ Date \_\_\_\_\_

OFFICE USE ONLY

Your request for exception has been:

Approved

Denied

Date: \_\_\_\_\_

Authorized Agent for Seascape Owners Association, Inc.

## FILED AND RECORDED

Instrument Number: *2022062012*

Recording Fee: 42.00

Number Of Pages: 6

Filing and Recording Date: 09/28/2022 2:52PM

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Galveston County, Texas.



*Dwight D. Sullivan*

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Dwight D. Sullivan, County Clerk  
Galveston County, Texas

NOTICE: It is a crime to intentionally or knowingly file a fraudulent court record or instrument with the clerk.

**DO NOT DESTROY** - *Warning, this document is part of the Official Public Record.*