

ATTACHMENT 7.8

ANNUAL TREE MAINTENANCE PROGRAM COMMON AREA TREES AND OTHER VEGETATION

Note: Areas A, B and C are shown on the MAP on the reverse side

POLICY

1. Once each year, usually in November, the Maintenance Committee "MC" in consultation with the Association's arborist or other consultant will evaluate the trees and other vegetation in Areas A & B on the attached map to determine which trees or other vegetation must be thinned or trimmed to maintain health. The MC will also look for any trees that may have died or which are causing or are likely to cause damage to either HOA or Lot Owner property.
2. Trees in Area C will continue to be pruned for sucker growth but will no longer be topped or trimmed for the purpose of maintaining views. Therefore:
 - a. If a request is received to restore view in Area C, the offending tree will be scheduled for removal and replaced with a plant from the HOA's approved plant list.
 - b. If a neighboring Lot Owner who is not "adjacent to" or "directly behind" a tree feels that there is a material interference to their view they may contact the MC who will review the situation with the Board. This type of complaint would be handled case-by-case.
3. After all work for the year is identified, the MC will obtain estimates to prune or remove identified trees and other vegetation. They will submit a plan to the Board to obtain approval for all work able to be performed within that year's budget.
4. If a Lot Owner makes a request outside of the timeframe for the Annual Tree Maintenance or the work cannot be completed within the allotted budget for that year the Lot Owner will be given the following options:
 - a. Either enroll in the next year's Tree Maintenance Program conducted by the Association, or
 - b. Permit the Owner to proceed with the removal of the tree or other vegetation at their own expense and in accordance guidelines provided by the Maintenance Committee.

