

POLICY APPROVED ON 8/10/2020

Diseased trees/plants/grass and other landscape items:

This policy applies only to those diseased trees, plants, grass, and other landscape items not covered by the Association's contract with its landscaping company. A homeowner is responsible for removing diseased trees, plants, shrubs, grass, and ground coverings on the homeowner's lot. Whether a tree or other landscape item is diseased will be determined by the Association's landscaping contractor or other qualified professional engaged for that purpose by the Association.

Upon determination by the Association that a tree or other landscape item is diseased, the homeowner will be promptly notified in writing identifying the diseased tree or landscape item and requesting its removal. The homeowner will have 14 days to either accept the Association's determination that the tree or landscape item is diseased or provide the Association with a written opinion by an arborist or other qualified landscape professional disputing the Association's determination.

If the homeowner contests the Association's determination by providing a written professional opinion that the tree or landscape item is not diseased or, if diseased, can be effectively treated and does not present a risk to other trees or landscape items in the common areas or on the lots of other homeowners, the Association will have 7 days to accept that opinion and withdraw its removal request or reject that opinion and require the homeowner to proceed with removal of the item.

If the homeowner does not contest the Association's determination that the diseased tree or landscape item must be removed, or if the Association rejects the homeowner's challenge to that determination, the homeowner will have an additional 14 days to remove the diseased tree or landscape item.

If the homeowner fails to remove the diseased tree or landscape item within that additional 14-day period, the Association will have it removed and charge the cost of removal to the homeowner based on our by-laws.