

Article VIII, Landscape and Drainage
Recommendations to Board as Approved

SECTION 8.01 Approval

~~Prior to commencement of any construction of any fence, screening wall, retaining wall, arbor, gazebo, patio cover, or roof, approval of the Architectural Committee shall be obtained pursuant to Article IX hereof.~~

SECTION 8.01 Completion of Landscaping

Front yard and side (lateral) yards must at a minimum have landscaping as defined in Section 8.02 installed ~~180 days (6 months)~~ **12 months** from the date that residence is occupied. The planting of trees and the landscaping of the rear yard must be completed within 18 months from the date the residence is occupied.

SECTION 8.02 Landscaping

Each residence is to be surrounded on all sides of the home by a minimum of thirty (30) feet of owner-placed substance, or planted and maintained landscape, within the time outlined in Section 8.01. Ground must be covered by owner-planted vegetation such as grass, sod, trees, plants, or bushes OR owner-placed substance such as bark, cement, asphalt, brick, tile, rock, gravel, etc.

SECTION 8.03 Trees

We encourage the planting of trees. When a Lot is improved with a **new** residence, a minimum of **five (5) to ten (10)** trees, **dependent upon lot topography**, shall be planted ~~and maintained~~ on the Lot within the time outlined in section 8.01. Each tree must be at least six (6) feet in height from ground level to the top of the tree. Dead or dying trees must be removed in a timely manner.

SECTION 8.04 Lot Maintenance

The remainder of the Lot not included in Section 8.02 shall be maintained in irrigated gardens, grasses, pastures, crops, or at a minimum in a natural and native setting. The Lot is to be kept free from dead plant or weed materials, debris, and trash.

SECTION 8.05 Maintenance of Unimproved Lot

Lot Owner is responsible from the date of receipt of deed to Lot, to maintain the unimproved Lot free and clear of all dead plant or weed materials, trash or debris.

SECTION 8.06, Fuel Breaks for Fire Protection ("Fire Breaks") removed in its entirety.

SECTION 8.07, Fencing, moved to Article III, Basic Building Restrictions, in its entirety.

SECTION 8.08, Road Right-of-Ways, moved to Article V, HOA Amenities, in its entirety.

SECTION 8.10, Drainage, deleted in its entirety.

SECTION 8.11, Entries and Street Name Monuments, moved to Article V, HOA Amenities, in its entirety.