

HOA Grounds and Gardens Rules

October 15, 2007

WMCA Rules and Regulations

9. LANDSCAPING AND GROUNDS CARE

c. Patio Areas and Personal Gardens

1. HOs may landscape the rear patio areas with trees, shrubs, and flowers as they please without securing the approval of the HOA Grounds Committee. The HOA reserves the right to ask any HO to remove gardens should the HOA feel the garden is detrimental to HOA property. HOs will be responsible for the maintenance of such items.

2. Owners may plant their own small shrubs and plants in front of their buildings provided the owner obtains written permission from the HOA first. The owners must properly maintain the plants and shrubs that they plant. No plants may grow on the walls of the buildings or the sides of the fences. Such shrubs and plants must be kept within a boundary of 24 inches extending from the buildings or the HOA's fences and may not grow beyond the 24-inch boundary.

3. The homeowner is responsible for the upkeep of shrubs and plants. If an area becomes overgrown or unsightly as determined by the Board, the Association may assume the maintenance of the area. Any cost for upkeep of plants and shrubs will be billed to the homeowner.

4. The Board of Directors reserves the right to direct homeowners to prune or remove any trees, shrubs, or plants within their lots in order to avoid damage to property or additional expense to the Association. If the homeowner fails to perform such pruning or removal, the Board will have the landscape contractor perform the work and will bill the homeowner for the cost of the work. Homeowners are responsible for damage to buildings, fences, sidewalks, underground pipes, and other property caused by trees, shrubs, or plants on their lots.

5. The Board maintains sole authority and responsibility for landscaping in the common area. (Please do not trim or remove common area trees or shrubs, unless you have been given previous approval.

6. Special projects on common ground may be permitted with Board approval.

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