

## ACC Landscaping Requirements

This standard is based upon the HOA documents and guidelines to provide “for the conformance with the overall community design objectives.” The intent is to provide for the continuity of design of the community. The guidelines state “attention must be paid to the aesthetics of the entire neighborhood through continuous use of similar materials and a unified landscape design.”

All homes, upon construction, are required to submit a landscape plan that includes the following minimum requirements to obtain approval:

- Six trees are required, 4 trees in the front yard and 2 trees in the back yard, with the total number of palms not to exceed 50% of the trees required on the site.
- Refer to the documents for a sample drawing and suggested plant list.
- Two of the required hardwood trees in the front yard shall be live oaks to be used as street trees.
- A palm shall be counted as ½ tree.
- Foundation plants must be provided along the entire front of the house and along the sidewalk to the garage side door entrance.
- Foundation plants shall generally be considered plants that are under story material and shall not include grasses and perennials.
- Foundation plantings must provide an aesthetic design and conform to the character of Locks Landing by providing a substantially similar appearance.
- All AC units, trash or storage containers, and pool equipment shall be screened from view.
- Submitted landscape plan shall include a Landscape Labor and Material Estimate per Section II, C, 2, d, (v) insuring compliance with section III E.
- Artificial material shall not be used in plantings or mulch beds.
- Plants must conform to Exhibit B of the ACC guidelines in the documents.
- If existing credited vegetation dies, including as a result of storm damage, the homeowner must replace it with plant material meeting minimum acceptable specifications.
- Maintenance shall include the replacement of all dead plant material.
- Additional landscaping is required for Windship Estates and corner lots as per the HOA documents.
- Plantings are not to intrude upon preserve areas.
- Landscaping changes affecting these standards must be submitted to the ACC for review and approval.