

RESOLUTION 11-04-2018

Covered Bridge Estates Community Association, Inc.
Maintenance of Trees and Landscaping Along Sidewalks and Roadways

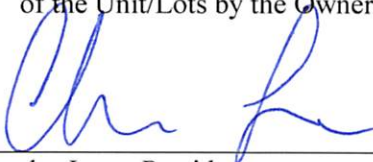
WHEREAS, in order to provide for the continuous operation and management of Covered Bridge Estates Community Association, Inc., (the "Association") the Board of Directors has the authority to adopt certain Rules and Regulations; and

WHEREAS, the Board of Directors deem it essential that it identify specific maintenance responsibilities as set forth in Article V, Section 3 of the Declaration to clarify and augment the responsibilities to include the following as a Community Standard;

WHEREAS, the Board of Directors has sent to the owners the proposed rules set forth below and notice of the Board Meeting to approve the proposed rules, and thereafter held an open Board Meeting on November 28, 2018 at which time the Board of Directors discussed and voted on adopting the proposed rule.

NOW, THEREFORE, BE IT RESOLVED THAT, the following rules concerning maintenance of Trees along the Roadways within the Covered Bridge Estates Community are, on the motion made by Donald Samuelson, seconded by Timothy Polk, and adopted this day as follows:

1. Pedestrian clearance on sidewalks. All Units/Lots having sidewalks shall be landscaped so as to permit safe pedestrian passage on these sidewalks. Trees interfering or encroaching on the sidewalk area shall be trimmed to allow a minimum of eight (8) feet height clearance. In addition, no hedge, shrub, or other planting shall be placed or permitted to remain where it interferes or encroaches on the sidewalks unless trimmed to prevent such interference or encroachment on to the sidewalk. Grass is to be trimmed off sidewalks to prevent narrowing of the sidewalks or creating an interference or encroachment.
2. Clearance on the Property along Paved Roads without sidewalks. Any part of a tree on a Unit/Lot that hangs over a paved roadway shall be required to be trimmed to allow a minimum of eight (8) feet height clearance. In addition, no hedge, shrub, or other planting shall be placed, or permitted to remain where it interferes or encroaches on the paved roadway unless trimmed to prevent such interference or encroachment on to the roadway.
3. These rules are deemed to be a clarification and augmentation of the maintenance responsibilities of the Unit/Lots by the Owner/Member.



Charles Lane, President



Don Hedman, Secretary

Dated this 28 day of Nov, 2018.