



MARINA HILLS PLANNED COMMUNITY ASSOCIATION

TREE TRIMMING AND REMOVAL POLICY **(EFFECTIVE JANUARY 18, 2022)**

The Board of Directors of the Marina Hills Planned Community Association (“Association”) hereby establishes the following Tree Trimming Policy for those trees located upon those areas maintained by the Association.

1. Pursuant to the CC&Rs, the Association, in consultation with its landscape contractor or certified arborist, has the sole obligation and authority to determine the frequency and method for the landscape maintenance and/or tree trimming/removal of those trees located upon those areas maintained by the Association. Dead and diseased trees located within the Association’s maintenance areas will be removed by the Association’s selected vendor. Owners may report dead or dying trees or tree branches to the Association through the community manager.
2. No Owner/resident has the authority to enter onto and perform, or cause to be performed, any maintenance and/or tree trimming/removal within those areas maintained by the Association. Any Owner/resident who performs, or causes to be performed, any such maintenance and/or tree trimming/removal shall be liable for all resulting damages and subject to a \$1,000 fine and/or penalties, as well as be subject to other legal remedies.
3. Pursuant to the CC&Rs, there is no view protection related to trees and other vegetation located within those areas maintained by the Association.
4. Should a tree located within an Association maintenance area be removed by the Association, consideration will be given for the planting of a replacement tree(s) of suitable size and species in the immediate vicinity of the removed tree or at a location deemed more suitable as determined solely by the Board of Directors/Landscape Committee.
5. The Association has prepared an inventory of trees by species within the Association’s maintenance areas that may be able to be pruned in accordance with

the established schedule for such work. The Association will not deviate from that schedule.

6. Vertical shaped trees within the Association's maintenance areas, such as Pines, Eucalyptus and Palm trees, will not be topped. The topping of other trees will be determined by the Board of Directors/Landscape Committee, in its sole discretion, in consultation with the Association's landscape contractor or certified arborist and in accordance with the established schedule. Consideration will be given for such action related to the resulting health of the tree(s).
7. Individual Lot Owners are responsible for maintaining all trees, bushes, shrubs, hedges, or other plantings located upon their Lots but only **outside** the areas maintained by the Association.