

Meeting/Site review to discuss Lot 22
Landscape and Irrigation Plans

November 30,2022

Attending: BOD Debbie Mottelmog, Paul Thompson, Jan Woods
DRB Wendy Wythe, Denise Trella
Lot 22 Owners Heidi and Al Christiansen

Landscape

Goals: The Christiansen's will continue to have the rock and earthwork done before the end of the year.

The rock on the right side of the driveway will match the left side of the driveway and not extend beyond the boundary of the house. The other rocks along the southern side of the house from SW corner to the SE corner will be moved and replaced with mow stripping to flow with the curbing along Lot 23 to create a nice grass covered walking path.

Grass on the south side of Lot 22 will be restored up to the mow strip and dark brown mulch to coordinate with the other homes and common ground mulch will be used in the planting beds.

The sprinkler and irrigation system will also be restored in the lawn area working in coordination with the HOA Landscapers.

Retaining rocks will follow the natural curve of the land from the SE corner of the deck.

At the end of the cul du sac, the transition for overflow parking will be restored and cleaned up during the rock and earthwork process.

Spring of 2023, the owners of the home in coordination with the builder will plant deer resistant shrubs (to be decided upon in the Spring) that provide seasonal color throughout the year in the hardscape as well as the mulch beds. A tree or two is also suggested possibly near the front door. Tall grass TBD will be part of the springtime planting to camouflage the air conditioner and other equipment near the driveway.

Drainage and Irrigation

A gravity drain with an overflow clean out will be installed by a licensed plumber from the sump pump to the weir box and a 2" pipe will be connected to the existing 4" pipe as directed by the Christiansen's Licensed Engineer.

The submission of an Irrigation- dripline design will be provided to the DRB in Spring of 2023 after plant choices and placement are decided upon.

