

CASTLE VALLEY RANCH PUD  
LANDSCAPE REQUIREMENTS

**NEW HOMES**

LANDSCAPE REQUIREMENTS

Article XI (c) pg 17 – “The front yard landscaping shall include, but not be limited to, an automatic irrigation system, at least two (2) trees, one of which shall be a “street tree” at least six (6) feet in height as defined by Declarant for each Developed Lot, eight (8) shrubs, and an acceptable form of ground cover for the remainder of the yard area. The tree lawn area will be planted as per the architectural guidelines for the given street on which the Developed Lot faces.

**The backyard** – needs to be landscaped within six (6) months from issuance of a Certificate of Occupancy. Should the initial Certificate of Occupancy for any given Developed Lot be issued before May 15th of any year, the time limits imposed above shall start on March 15 of that same year. Should the Certificate of Occupancy for any given Developed Lot be issued after October 15 of any year, the time limits imposed above shall start on March 15 of the following year. The time limits contained herein may be extended in writing by the Architectural Control Committee pursuant to the provisions of Article VIII hereof.

**EXISTING HOMES**

Article XI – Maintenance Obligations. Section 1 – “Except as otherwise provided in this Declaration, the maintenance and repair of each Developed Lot, including but not limited to, landscaping, the interior and exterior of the residence, improvements constructed thereon, and the interior of any fence on the common boundary line of any of the Common Areas and a Developed Lot shall be the responsibility of the Owner of the Developed Lot, together with any tree-lawn area which may exist within the public right-of-way between the sidewalk and the back of curb for those areas adjacent to the sidewalk which borders the Developed Lot.”

Section 6 – “Except during any period of construction or reconstruction, each Developed Lot at all times shall be kept in a clean, neat, sightly and orderly condition. No trash, litter, junk, boxes, containers, bottles, cans, implements, machinery, lumber or other building materials shall be permitted to remain exposed upon any Developed Lot so they are visible from any neighboring lot, the Common Area or street.”

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