

TOWNHOMES BRIDGEPOINT

Landscaping
Committee



LANDSCAPING NEWSLETTER

Greeting's residents and welcome to Fall. Much work has been happening in our community in the past month and other projects are still to come! Following please find a summary of the work that has been completed, in progress, and still to come, to best keep you informed:

- **Additional Tree and Palm Trimming (Status - Completed)**
The community needed additional trimming of certain overgrown trees and palms that was completed in October. Please note that for the following year, it has been included in the budget to have a thorough trimming of the trees and palms of the community prior to hurricane season. Should you have any specific request for a tree to be trimmed/cut (must be with a just cause), please e-mail the landscaping committee for review.
- **Infractions/Violations (Status - Completed)**
Landscaping infractions/violations went out and we would like to thank all residents who have adhered to the recent notices and have made the effort to correct and/or beautify their space, great job! If you have any doubts about why you were sent a notice or are unclear in its meaning, please feel free to reach out to us via e-mail.
- **Root Barrier Repair (Status - In Progress)**
A survey of the community driveways was completed to establish which ones have been materially damaged by tree roots and in urgent need to cut the offending roots and install a root barrier to eliminate root encroachment in the future. The driveways that will be affected will be filled with gravel upon completion and when the project is complete for all, the repaving of the community project can be scheduled. Your patience is requested for this project as the determination of the driveways in urgent need (not all can be fixed or need to be fixed at this time), area of cutting and repair is a tedious and costly process.
- **Irrigation Survey and Repair (Status - In Progress)**
Our irrigation system was fully surveyed, and the company has begun to repair the various issues as of October 25th. This is an ongoing process and needed service for our community so that our investment in our landscaping is not lost. Patience is requested of all as there is much repair needed and they are working hard to get to all our needs.
- **Lake Bank Cleanup (Coming Soon)**
A much-needed trimming and cleaning of our lake banks has been approved and will commence soon.
- **Community Beautification Project (Coming Soon)**
Upon completion of the repair of the irrigation system, planting of various plants, hedges and trees needed will commence with a priority on the entrance of the community and pool area.



Important Notifications and Recommendations:

1) Personal Landscaping Debris

All residents who personally cut, trim, or pull any plants, weeds, or trees on their property or in their limited common area, must dispose of it in garbage bags in your personal trash or taken to the garbage dump. The current Landscaping company charges the community for this pick up and Caribbean Property Management is solely responsible for picking up fallen palm fronds placed in the front of the homes. Following are pictures of what is not permitted.



2) Request to Decline Community Landscaping Service

A few residents in the community have shown a preference to have their own personal gardener care for the trimming of their Landscaping in the limited common areas. This will be accepted by the board upon request in writing with the understanding that all grass areas will be trimmed by the community landscapers to be uniform throughout. Residents who opt out of service will have their homes marked with a white dot on the asphalt in front of the mailbox number to advise the community Landscapers not to touch. If these marked homes are not kept to the community standard, this right may be revoked by the board.

3) Help with Root Intrusion in Pipes

Many homeowners have mentioned that the roots from the trees are not only affecting the driveways of their home, but in certain cases have found intrusion into the plumbing of the home in search of water. Roebic Root Killer is a product (for use only in toilets) that is safe for all plumbing and plastic pipes and easy to use for this dilemma. Please use at your own discretion and read all instructions carefully. For more information, the company website is www.roebic.com.

Please be reminded that any special needs or requests with regards to landscaping must be made aware to the committee and the board via e-mail to keep a formal account of all requests and concerns.

ON BEHALF OF YOUR LANDSCAPING COMMITTEE AND BOARD OF DIRECTORS,
HAVE A WONDERFUL THANKSGIVING HOLIDAY!

COMMITTEE MEMBERS

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