

13. New Build Landscape Plan Submission Procedures

Note: Any submission at any stage that does not include all plans, materials, applications, details and other items as required will be rejected by the Administrator and not be placed on the ASC agenda until all requirements have been met. It is recommended that the guidelines be read and digested prior to starting the design of a house in Wexford HOA.

Any changes or modifications to plans must be detailed on the ASC Application for Change Order and highlighted on the plans. Change Order fee of \$100 will apply.

General Information:

- Adherence to Wexford HOA Landscape Guidelines is required for ASC approval of landscape submissions.
- Any submission that does not fully meet the submission requirements listed below will be rejected by the Administrator and not be placed on the ASC agenda until such requirements have been met.
- Any changes or modifications to a landscape plan previously approved by the ASC must be highlighted on the new plan.
- All plans must be submitted to the ASC office by 3:00 p.m. on the Wednesday prior to the scheduled ASC meeting to be reviewed for approval at that meeting.
- Landscape plan application fees, escrow deposits, compliance completion penalties as well as completion installation time frames are set forth in the ASC Policies and Procedures, a copy of which can be obtained from the ASC Administrator or on the Wexford web site.

Landscape Plan Submission Requirements:

- ☐ 1. Plan must be prepared and signed by a Landscape Architect or Design Professional.
- ☐ 2. Scale 1/8" = 1".
- ☐ 3. The landscape plan must be accompanied by exterior front and rear home elevation. Plantings drawn to scale at time of installation will be required on the elevations.
- ☐ 4. The landscape plan and accompanying elevations should not be attached to home construction plans, but submitted as a separate package.

Landscape Plans Must Include The Following:

- ☐ 5. All proposed plant material must be labeled with plant name, quantity and gallon size.
- ☐ 6. Plant schedule will include common and botanical names, height, size, quantity and spread installation.
- ☐ 7. Label size and species **to remain** of all 6" caliper or larger measured 4' above grade.
- ☐ 8. Label size and species **to be removed** of all 6" caliper or larger measured 4' above grade.
- ☐ 9. Label all mulched areas and/or areas to remain in a natural state.
- ☐ 10. Locate and identify all existing vegetation to remain on the lot 10' beyond property line.
- ☐ 11. Indicate location of all landscape lights and cut sheet including design, size and wattage of lights.
- ☐ 12. Location of all fountains and/or sculptures with cut sheet, if applicable.
- ☐ 13. Scale and North arrow.
- ☐ 14. Footprint of home including deck(s), patio(s), service yard, walls, pool/spa and/or fountains, street(s), driveway(s), walkway(s).
- ☐ 15. Property lines.
- ☐ 16. Engineered drainage plans must comply with site plan and will be reviewed by Wexford's drainage consultant with regard to the Wexford master drainage plan.

Note: Setback lines for Wexford on the Green, Wexford Garden Homes and Wexford Commons vary from lot to lot and different setbacks are required for different elements. Show all setbacks effecting this submission.

Architect/Designer

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(Landscape Plan Submission Procedures Continued):

Statement of Intent to Comply

I hereby certify that all details not specifically shown on these drawings and other documents do now and will, at and through the time of construction, conform to the Wexford Policies and Procedures issued as of this date, and I further certify that the preceding is true and correct to the best of my knowledge. I have read the Wexford Policies and Procedures*, including revisions, and agree to abide by them.

Property Owner

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Architect

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Builder

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*Wexford on the Green, Wexford Garden Homes and Wexford Commons have additional guidelines, which are part of the Wexford Architectural Guidelines for those sections of Wexford.