

1400 West Main Road

Long Term Landscape Maintenance Plan

1. Pruning

- a. Evergreen plants shall be pruned on a yearly basis, preferably in early spring, to remove hazardous or broken branches to maintain good health and safety.
- b. Suckers (new growth) at the base of the tree or within the trees canopy shall be removed on a yearly basis.
- c. Flowering shrubs should be pruned within two weeks after blooms have died.

2. Fertilization

- a. Plant and lawn fertilizers shall be organic and applied to assist with invigorating plant growth as needed after the guarantee period.
- b. Deep root fertilizations are recommended for all plants after the one-year guarantee to enhance plant vigor and assure plant survival.

3. Plant replacement

- a. Dead plants shall be replaced in a timely fashion or with then same growing season to maintain the property's overall appearance.
- b. Plants damaged from winter snow management practices shall be replaced by May 1.

4. Mowing

- a. All lawn areas on the property shall be maintained at a frequency and height according to standard industry practices.
- b. All lawn treatments should be applied using a specific program for the site.
- c. Grass clippings shall be removed and disposed according to standard town practices.

5. Weeding

- a. All planting beds shall be weeded by hand on a weekly basis to maintain clean mulch beds and a quality landscape appearance.
- b. If chemical applications are used to control weeds, they should be applied by a licensed applicator.

6. Mulching

- a. Mulched beds shall be maintained to enhance the health of the plants (to retain moisture) and appearance of the property.
- b. Yearly mulching is encouraged at a maximum depth of 3" inches.
- c. Excessive mulch over a depth of 3" shall be raked out and removed from the property prior to new mulch being applied.
- d. Mulch shall not be piled on tree trunks or root flares.

7. Fall and spring cleanup

- a. Owner shall remove fall leaves from the property on a yearly basis.

b. All drains shall be kept free and clear of debris to maintain proper function prior to November 1.

8. Snow management

a. Owner shall work with the snow management contractor to establish stockpile locations.

b. Contractor shall stockpile snow in reserved parking or open lawn areas and not on plant beds or against any site amenities.