

# FALCON CREST

## YARD MAINTENANCE INFORMATION

The current contract with Merle's Landscape and Yard Service will run until August 31, 2009. This contract provides for the following:

1. Lawn mowing and trimming
2. Fertilizer application, four times per year
3. Weed control (grass) twice a year
4. Turn sprinklers on and blow out, set timers
5. Aerate once a year (established lawns)
6. Trim and fertilize bushes once a year
7. Snow removal from driveways and walk to front door.
8. The homeowner is responsible for their personal deicer. If you would like Merle's Landscaping to do your deicing for an additional fee contact merle at 892-2111

Merle's Landscaping will warrant all trees and shrubs through the first growing season only (This is the warranty the greenhouses are giving landscapers). After the warranty period the homeowner is responsible for the replacement costs. The only way to get a full year warranty is to have the greenhouse install the trees/plants themselves at an extra cost.

Fungus – If fungus is present and, in the opinion of our landscape professional needs to be sprayed, the association board will determine the course of action. They will do what is in the best interest of the association to protect all of us. If the association can build up a reserve this can be done without cost, but until then the fungus spraying is an additional homeowner's expense.

It is the homeowner's responsibility to remove the weeds from all of the rock areas in your respective yards. If you do not wish to remove these weeds yourself, the association will provide this service. There is an extra charge, based on the time involved. Contact Merle, 892-2111, for this service.

We appreciate and thank all the homeowners who help in the weed control at the entrance to Falcon Crest and at the circle on Windsor Court. This not only improves the look of our area, but saves on the cost for weed control.

**We recommend all homeowners become familiar with the Declaration of Covenants, Conditions and Restrictions for Falcon Crest Village, with special emphasis on Section 9, Exterior Maintenance and Assessments, and Section 10, Use Restrictions. By knowing the rules and regulations which we all agreed to when purchasing our property, we can eliminate many problems and/or complaints that may come up in the future.**

All comments/complaints/compliments regarding landscaping and maintenance need to come directly to your point man, Alan Williams, at 717-9020.

Thank you,  
**Falcon Crest Homeowner's Board**