

STRATA PLAN BCS 1419 – LOGAN LANE

LANDSCAPED AREAS

RULE #1

Given the Interest of Owners in maintaining the integrity of landscape planting and maintenance, the following guidelines have been established by the Strata Corporation:

1. East Mall/Logan Lane/Eagles Drive/Community Park

The Strata Corporation under the direction of the Landscape Committee shall maintain garden areas fronting East Mall, Logan Lane, Eagles Drive and Community Park . No alterations to existing planting or additions to the planted areas shall be made without the express authority of the Landscape Committee.

2. Planting Areas Adjacent to Patios

All planting areas shall be maintained and planted by the Strata Corporation under the direction of the Landscape Committee. No alterations to existing planting or additions to the planted areas shall be made without the express authority of the Landscape Committee.

3. Limited Common Property Adjacent to Patios

The Strata Corporation under the direction of the Landscape Committee shall maintain the original plant material as specified on the approved landscape plan. Original plant material may be removed or altered by the owners with written consent from the Landscape Committee.

Owners wishing to add plant material to the Limited Common Property areas adjacent to patios may do so at their own expense and shall maintain the additional plant material. No plant material shall be introduced into the Limited Common Property areas that in any way will cause harm to the original plant material. In addition, owners should not add invasive plants to the Limited Common Property areas without written consent from the Landscape Committee.

4. Owners are responsible for the cost of repair and/or replacement of original plant material damaged by an owner by the application of this Rule.