

Plants

PLANTS: OVERVIEW

Grass, trees, and shrubs, if installed by GHO Homes Corporation, have been selected for their compatibility with each other, with architectural, site, and soil conditions. They grow at varying rates depending on climatic conditions, maintenance, and a host of other factors. The important thing to keep in mind is that the landscaping is a dynamic, living system and proper care is critical for it to mature successfully. When installing additional plants, always choose plants that are compatible with existing plants.



General Guidelines

- **Tips for Choosing and Maintaining Plants**

If your lot has significant steep banks, selection and maintenance of plants and watering may have important consequences for drainage and erosion control. Keep plants from overgrowing drainage swales. When adding additional plants, consult with a local landscape architect or nursery regarding plants that are appropriate to local soil and other conditions.

- **Adjust Your Maintenance Schedules**

The maintenance needs of your plants may change over time with the seasons and plant growth. Apply these changes to your long-term maintenance plan. You may want to consult periodically with a local landscaper to review the maintenance plan for your property.



Warning: Always closely follow the manufacturer's recommendations for any insecticides, garden chemicals, and fertilizers that you use on your property. Some may be toxic, and should be stored away from children and pets. Try minimal, natural controls first, if possible.

GRASS

As with the other plants on your property, regular fertilization of grass is a must. Consult with a local landscape expert to determine the optimal fertilization schedule. Inspect periodically to evaluate the response to the prescribed fertilization schedule and make adjustments as necessary.

Weeds are common, more so during the early stages before plantings become fully established, and to a lesser degree thereafter. Maintain all areas weed-free.



Grass

Important Information

- **Pest Control.** Control animal burrowing.
- **Ensure Proper Drainage.** Do not allow water to flow over slopes, as this will cause soil erosion.

Recommended Maintenance Tasks	Frequency
Mow grass areas. Gather and dispose of leaves and trash from planting areas. Remove grass as needed, by hand or spraying, from within 12 inches of tree trunks to eliminate potential damage from mowers and string trimmers.	Weekly
Edge grass areas.	Twice per month

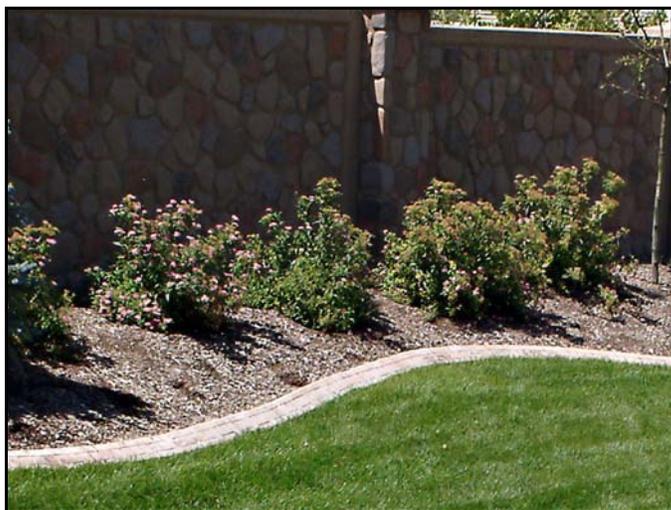
Recommended Maintenance Tasks	Frequency
Apply fertilizers to replenish soil nutrients required for healthy grass and plant growth. Fertilization is usually best done in March, May, July, and September.	Four times per year or per landscaper recommendations
Remove weeds. Periodically apply appropriate herbicides to control unwanted weeds and grasses.	Twice per year and as needed
Aerate and vertically mow grass areas to relieve soil compaction and thatch buildup, allowing air and water to reach the root system.	Annually

Effects of Deferred Maintenance

Failure to provide adequate maintenance may result in the deterioration of grass, as well as a poor appearance. Soil erosion may develop in areas where shrubs and other plant life have deteriorated.

SHRUBS

Consult with a local landscape expert to determine the optimal fertilization schedule for the shrubs on your property. Periodically assess the shrubs' response to the recommended fertilization program and make adjustments as necessary.



Shrubs

Important Information

- **Monitor Plant Health.** Monitor shrubs for signs of nutrient deficiency and treat as necessary. Treat fungal, bacterial, and viral infestations as symptoms appear.
- **Monitor for Pest Problems.** Apply insecticides to control infestations (such as aphids or white fly). Apply snail bait to prevent snails from damaging shrubs and plants.

Recommended Maintenance Tasks	Frequency
Apply fertilizer to shrubs. Fertilizing is typically best done in March, May, July, and September.	Four times per year or per landscaper recommendations
Prune shrubs and plants to prevent them from becoming "rangy" and to contain their size. Prune with care not to "poodle" shrubs.	Annually and as needed

Effects of Deferred Maintenance

Neglect may result in the deterioration of the shrubs around your home, eventually requiring removal, replacement, drastic pruning, or result in a poor appearance.

TREES

The trees on your property will grow at varying rates depending upon climatic conditions, maintenance, and a host of other factors. Like the other plants, regular fertilizing of the trees is a must. Consult with a local landscape expert to determine the optimal fertilization schedule.

When choosing new trees, consider the size of the tree at maturity to ensure that it is appropriate for the intended location. Avoid planting trees in locations where roots or limbs may impact the foundation, paving, walls, etc. Do not plant trees with shallow (yet spread out) root systems within 20' of foundations and/or site walls. Also, consider the potential impact of trees on neighboring property.



Palm Trees

Important Information

- **Root Pruning.** A proportional amount of foliage should be removed at the same time as roots are pruned. **Note:** Never root prune more than 25% of a tree's surface roots in any one year.
- **Monitor Tree Health.** Monitor trees for signs of nutrient deficiency and treat as necessary. Treat fungal, bacterial, and viral infestations as symptoms appear. Palm trees, if present, require palm-specific products for fertilizing and treatment of infestations. Consult a local landscaper or nursery for the application that is best for your trees.



Note: Do not allow your tree branches to overhang the roof of your home or your neighbor's home.

Recommended Maintenance Tasks	Frequency
Inspect water or breather tubes that may be installed at the tree base to ensure proper drainage. Remove standing water from breather tubes.	Monthly
Check trees to determine whether staking should be added, removed, or adjusted to promote growth in the appropriate direction and protect from wind.	Quarterly
Apply fertilizers within the drip line to promote healthy growth. Fertilizing is typically best done in March and September, or as appropriate for the tree species.	Twice per year or per landscaper recommendations
Examine tree trunk diameters. Replace trees planted in areas less than five feet wide when the trunk diameter exceeds six inches.	Annually and as needed
Thin or lace trees while dormant. Prune to remove dead, diseased, or weakened limbs and promote the healthy and symmetric growth of the tree. Remove limbs that may impact buildings under windy conditions.	Annually and as needed
Prune roots to prevent the potential cracking of sidewalks or driveways. Do not begin pruning roots until three years after the initial planting.	Annually
Prune palm trees, if present, to remove dead fronds. Large palm trees are best pruned by a professional.	Annually and as needed

Effects of Deferred Maintenance

Failure to properly care for the trees may lead to the deterioration of their health and appearance. Improper staking or root pruning may result in long-term damage to the adjacent hardscape or structures.