

The following Landscaping Rules were adopted, at the March 3, 2016 Board of Director's Meeting.

RCC#6 encourages each unit owner to show their pride in their unit by giving it their unique and added touch in both the front and rear yards. The following rules are intended to be a guideline for landscaping continuity and not to restrict anyone's artistry. These rules do not replace the rules contained within existing RCC#6 Bylaw No. 8 or the Condominium Act of Ontario 1998. If there is anything not on this list, please feel free to contact Deerpark Management for guidance and advice. If there are no present rules or guidelines, they will bring it to the Board's attention for consideration.

Re: Perimeter of the Unit

Front of the unit is defined by the edge of your unit's wall to the roadway at the front and the fence line at the back (where applicable). End units will have areas in between their unit and the next which is regarded as 'common elements'.

Back of the unit or patio area, is defined by the length of the fence for your unit on one side to the fence of your neighbours. If your unit has an offset to the next unit, the perimeter is defined by drawing a straight line from the end of your fence directly across to the neighbouring unit's wall.

Re: Trees / Bushes or Shrubs

Trees are NOT permitted to be planted in the front or rear areas of your unit because of the roots system interference with utilities.

Bushes or Shrubs are permitted however before you plant; consider the height and size of the plant it **will become**, at its full height and width. Also consider and follow the planting guidelines for the bush or shrub that you are considering. Rule of thumb, the full height should not exceed 2 meters.

- This type of cosmetic change to your unit requires a **Schedule "1" – Acknowledgement Respecting Modification to Common Elements form** to be completed by the Unit Owner and approved by the Board of Director's before planting begins.

Reminder: The newly planted bush/shrub must be maintained by the unit owner (and subsequent owners) and must not be allowed to become overgrown so as to grow into your neighbouring units, the common elements, the eaves-troughs, fascia or building façade.

Should the unit owner not maintain the growth of the vegetation and the Condo Corporation is forced to arrange for the maintenance to be done and/or cost of repairs to the building façade etc., the cost of the maintenance and repairs will be re-directed back to the unit owner for payment.

Re: Flowers/Fruit & Vegetables

Before you plant, consider the height, size, foliage and spread of the flower or fruit & vegetables you are planning to plant and follow the planting guidelines. Remember to consider also what they will look like in their full bloom (height and width). Plants are to be placed within the confines of your unit's perimeter, (see the defined areas noted above). If you are considering planting outside of your perimeter, such as in common areas, or in cases of offset areas between your unit and your neighbours, then a **Schedule "1" – Acknowledgement Respecting Modification to Common Elements form** is required to be submitted to the Board for approval prior to commencing.

Reminder: The newly planted flowers or fruit & vegetables and flower beds must be maintained by the unit owner (and subsequent owners) and must not be allowed to become overgrown with weeds or allowed to multiply such that they grow into the yards of your neighbouring unit owners or into the common areas.

Should the unit owner not maintain the growth of the flower/fruit & vegetable bed(s), and the Condo Corporation is forced to arrange for the maintenance to be done, the cost of the maintenance will be re-directed back to the unit owner for payment.

Re: Garden Fixtures (Temporary or Permanent)

ie. Trellis / Shepherd's hooks / Patio Decks /Garden Hose / Garden Furniture / BBQ / Gazebos and Garden Sheds or storage units etc. are just some of the possible items considered for outdoor usage.

Temporary fixtures are defined as those that are portable and can be stored elsewhere if need be. They are not to be stored off of the perimeter of the unit's property and not stationed or stored on common elements.

No permanent fixture (line or rack) may be installed to dry clothes/items outside. Moveable racks may be used to dry items outside but must be taken inside when not in use. No items may be hung to dry on any common elements, ie. over fences. ***(Note: this item did require an amendment to the wording of the existing bylaw to remove "nor shall clothes be allowed to dry outside".)***

Permanent fixtures are defined as those that are not intended to be moved once setup or, any fixture that you are considering attaching to the physical structure of your unit such as, but not limited to: flower hooks/hangers, a trellis, or a raised patio deck etc. Other permanent structures are not necessarily attached to the physical structure but none the less are intended to be placed in a permanent location; these may include but are not limited to: Garden Sheds/Storage units, Air Conditioners etc.

- This type of permanent cosmetic change to your unit requires a **Schedule "1" – Acknowledgement Respecting Modification to Common Elements form** to be completed by the Unit Owner and approved by the Board of Director's before setup begins.
- Should the unit owner not maintain the permanent fixture and the Condo Corporation is forced to arrange for the maintenance to be done, and/or cost of repairs to the building façade etc. the cost of the maintenance and repairs will be re-directed back to the unit owner for payment.

If you have any questions, comments or concerns, please feel free to contact Deerpark Management directly at 613-745-2389 or by email at assistant@deerpark.ca. For more information, or to read the condo by-laws, you may go to www.deerpark.ca and look at RCC 6's portfolio or contact Deerpark Management at contact information above.