

September Landscape Maintenance Issues

The LAC has seen some improvement in the community including:

- Removal of **dead material**, including dead in the Abrazo entrance, Caballero Park, and rosemary throughout the community.
- Dead bougainvillea was replaced with **burgundy iceberg roses**.
- The **trenches** created when the sidewalks were moved have been filled.
- Brightview provided **fire suppression and landscape rotation** schedules.
- There has been some improvement in the **sod**.
- The **height** of the **carex** is better.
- The **dead tree** on Sitio Cordero was removed.
- The corner of **Sitio Montecillo and Sitio Cordero** has improved.



Continuing Issues:

- There is **debris** on the hardscape including streets, signs, mailboxes, gates, entry systems, and monuments.
- Some of the **carex** is yellow and **brown**.
- **Weeds**



- Maintain negative spaces around trees.



Brightview Drive-through
September 20, 2022

Attending:

Mario Cornejo, Brightview Associate Account Manager

Melissa Brown, CCAM, PCAMCC, Avalon

Erna Markwith, LCR

The warranty items were completed

- Arbutus and agave were installed on the north slope at the El Fuerte entrance.
- Dead bougainvillea throughout LCR, at corners, and along Corintia was replaced with burgundy shrub roses.
- Brightview provided maintenance and fire suppression rotation schedules.

Ongoing landscape issues were discussed:

- Determine the cause of water leaks and prevent future occurrences.
- Please identify and correct all irrigation issues.
- Check for newly installed dying plants including flax in the El Fuerte entrance.
- Encourage health and growth of all newly planted areas.
- There are many weeds throughout the community, including but not limited to all planting areas, drains, mailbox pathways, DG easements, the park, streets, and sidewalks.
- Continue to maintain negative space under trees. Remove all weeds and suckers.
- There is still dead material throughout the entire community, including tree branches and rosemary.
- Monitor and correct issues with the turf and carex.
- There are grass clippings, cobwebs, and debris on signs, mailboxes, monuments, gate equipment, lampposts, etc.
- Keep the streets and gutters clean.
- The fire suppression areas are not fully maintained. Examples are the area between Corte Bosque and the private driveway to the custom homes and both sides of the private driveway.
- Stay on the fire suppression schedule, including removing all dead material and keeping the concrete swales cleared
- Continue to limb-up and remove dead material from trees during regular rotation.
- Encourage healthy growth of all plants, including but not limited to stressed sod and carex.
- Prevent the flow of water onto hard surfaces including sidewalks and walls.

Follow up:

- La Costa Ridge members and Management will meet with arborists.
- Chris of Brightview will provide plans and recommendations for additional plants to improve the community.

MEETING NOTES

September 27, 2022/ 10:00 a.m. / Nick Nixon's Home

ATTENDEES

Nick Nixon, Rosaleen Derington, David Foster, Erna Markwith

Last Meeting Follow-up

- The landscape maintenance company has been progressively working on improving problem areas identified by the LAC committee.
- The committee reviewed a draft of an article to be submitted to the Communications committee to remind homeowners to not allow water to run off into the street.

New Business

- There are no new landscape issues.

NOTES

- The LAC discussed the possibility of asking the BOD to have contractors residing in LCR serve on a Contract Review Committee.
- Persons with expertise would evaluate methods and materials.
- Nick Nixon volunteered to chair the newly formed committee and will write a Charter and a Mission Statement for consideration.

ACTION ITEMS

1. We need a volunteer to host the next meeting.
2. At the appropriate time, follow through with a request to plant bougainvillea in the bare areas on the west side of Corintia.
3. LAC Zone Reports should be sent to Erna in time for her to submit them for the BOD packet on or before the first Wednesday of each month.

NEXT MEETING: 10:00 a.m. Tuesday, October 25