



KINGS POINT – AREA C

LANDSCAPE INSPECTION

March 29, 2017

ATTENDING:

CHUCK HUFTEN – KINGS POINT FEDERATION

BRANDON WHALEY – MAINSCAPE

GARY HAWKINS – MAINSCAPE

ZANE STONEMAN – MAINSCAPE

STEPHANIE PARKER - MAINSCAPE

PAUL WOODS – OLM, INC.

**NEXT INSPECTION
APRIL 26, 2017 AT 8:00a.m.**

CATEGORY I: MAINTENANCE CARRYOVER ITEMS 11/2016

OAKLEY GREEN

20. 2304 Loropetalum is weak.

RICHMOND

25. There is decline in Loropetalum at 2507.

MAPLEWOOD

36. There is chlorosis in Loropetalum at 2109, 2113, and 2119.

LYNHURST

57. There is chlorosis in Gardenias to the right of 1206.

CATEGORY I: MAINTENANCE CARRYOVER ITEMS 12/2016.

OAKLEY GREEN

50. Unit 2304: The Loropetalum is weak and declining.

CATEGORY I: MAINTENANCE CARRYOVER ITEMS 1/25/2017

OAKLEY GREEN

1. Entrance: The Flax Lilies are declining.

7. 2451 Nottingham Greens: There is decline and loss of Loropetalum.

MAPLEWOOD

22. 2125: There is severe chlorosis and plant loss in Loropetalum.

PORTSMITH

27. To the right of the driveway front 2066: There are turf weeds.

36. Along the roadside north of Nottingham Greens, there is windfall.

38. There is chlorosis in Loropetalum.

LYNDHURST

41. In the front of 2412 Sifield Greens: there are dead shrubs.

RICHMOND

52. At 2537 Sapphire Greens: There is Loropetalum decline and loss.

53. At 2507 Sapphire Greens: The Loropetalum is in decline.

JAMESON

58. On the frontage berm: The Philodendron are chlorotic and declining.

60. To the right of 1139: The palm I over growing the building side.

70. 2007, the Ligustrum is over growing the driveway and the carriage lamp.

GRANTHAM

71. Entrance drive adjacent to the Corinth Village entrances: There is decline in the Juniper.

INVERNESS

74. 190 Block of Inverness Green: There is chlorosis in Loropetalum.

FAIRBOURNE

83. 1221 Fairway Greens: There is chlorosis in Gardenias.

CATEGORY II: MAINTENANCE ITEMS

OAKLEY GREEN

1. 2425 Nottingham Greens Drive: There are weeds in turf.
2. 2425 Nottingham Greens Drive: The mulch around entrance Boxwoods are stacked up over the crown of plants.
3. Adjacent to 2439 Nottingham Greens Drive: There is pruning debris in shrubs.
4. Adjacent to 2453 Nottingham Greens Drive: There is disease in turf.
5. 2354 Oakley Green Drive: Dwarf Ixora is declining.

6. Unit 2246: Staking on Hibiscus standard appears to be damaging trunk.
7. Unit 2213: Dwarf Ixora is declining.
8. Unit 2215: Loropetalum is chlorotic.
9. 2235 Oakley Green Drive: Roebelenii Palm is striking roof line. Due the location of the palm, pruning will result in somewhat of a flattened appearance.
10. Village entrance: Fla Lily is declining.
11. Village monument: There are weeds in beds.
12. Village monument: Ixora is declining.

LYNDHURST

13. Sifield Greens Way entrance: Loropetalum is chlorotic.
14. Unit 2413: The newly installed Podocarpus appears drought stressed.
15. 2425 Sifield Greens Way: There is chlorosis in Chinese Fan Palm.
16. There are weeds in beds.
17. Unit 2452: Crape Myrtle is overgrowing driveway and entrance sidewalk.
18. Small Bottlebrush trees in side yards are overgrowing or are growing into soffits.
19. 1244 Lyndhurst Greens Drive: Eugenia is growing into roof line.
20. Irrigation appears ineffective along Lyndhurst frontage berm.

PORTSMITH

21. Sifield Greens Way and Nottingham Greens Drive intersection: There are leaf accumulations in mulched beds.
22. Adjacent to Unit 2083: Leaf buildup is matting in turf.
23. Unit 2084: Hibiscus are overgrowing garage front.
24. Unit 2066, to the right of the driveway: There are weeds in turf.
25. Adjacent to Unit 2026: There are leaf accumulations in mulch bed and entrance bed.
26. Peterborough Circle: There are declining Nora Grant Ixoras.
27. Peterborough Circle/ Sifield Greens Way intersection: There is decline in foundation shrubs near mailbox.

28. Rear of residences: There is windfall and debris at base of Queen Palms.
29. Overgrowth from south wood line is extending into mowable areas.
30. Left rear of Unit 2052: Mower/edger operations have resulted in a loss of turf at downspout.
31. There is chlorosis in Dwarf Ixora.
32. There appears to be irrigation damage in common lawn between Unit 2060 and 2058.
33. Unit 2066: The Hawaiian Ti is unpruned.
34. Rear of Unit 2066: White Bird of Paradise is unpruned.

MAPLEWOOD

35. Unit 2111: There is sucker growth on Oak trees.
- 36. 2127 Sifield Greens Way: There is chlorosis in Loropetalum.**
37. Unit 2132: There is a dead Queen Palm.
38. Sifield Greens Way and Vilmont Greens Drive intersection: There is turf loss.
39. Along inside of Vilmont Greens Drive berm: There is Dollarweed.
40. Rear of units in the 2200 block: There is Nutsedge in turf.
41. Rear of Unit 2208: There is active fungus in turf.
42. Rear of Unit 2210: Turf is saturated.
43. Unit 2213: There is decline in Dwarf Allamanda.
44. Pond shore mowables are ungroomed.
45. 2285 and 2287 Sifield Greens Way: Brunfelsia are declining.
46. 2290 Sifield Greens Way: There is chlorosis in Dwarf Ixora.
47. Unit 2280: There is decline in Dwarf Hibiscus.
48. Unit 2276: There is chlorosis in Dwarf Ixora.
49. Unit 2263: It appears irrigation is inoperative.
50. Unit 2253: It appears irrigation is inoperative.
51. Units 2245, 2236, and 2232: Loropetalums are declining.

52. To the left of Unit 2221, adjacent to mailbox: It appears irrigation is inoperative.
53. Unit 2209: There is a hanging frond in Queen Palm.
- 54. Vilmont Greens Drive frontage berm: Loropetalum are declining.**

KENSINGTON

- 55. Vilmont Greens Drive frontage: There is chlorosis and nonproductive stalks in Philodendrons.**
56. Along inbound lane: Oleander is spindly.
57. Unit 2406: Dwarf Allamanda is declining.
58. Units 2416 and 2419: Loropetalum are declining.
59. Unit 2241: There appears to be an irrigation leak.
60. Unit 2250 courtyard: Gardenia are chlorotic, overgrown, and striking building sides.
61. Unit 2460: There is tissue distortion in Queen Palm, which may be nutritional.
62. 1008 Chelsea Greens Court: There is decline in Queen Palm.
63. There are areas of declining turf between Jameson and Kensington frontages that appears to be old pest pressure.

JAMESON

64. Frontage berm: Turf is chlorotic.
65. Frontage: Philodendrons are declining and have nonproductive stalks.
66. 1150 block: Hibiscus are overgrowing roof lines and building sides.
67. Unit 1139: Adonidia Palm is growing into roof line.

RICHMOND

68. There is decline and loss of vigor in Dwarf Allamanda at base of monument sign.
69. 2421 Richmond Greens Court: There is chlorosis in turf in common lawn.
70. Adjacent to 2503 Sapphire Greens Lane: There are localized areas of drought.
71. 2507 Sapphire Greens Lane: There is decline in Loropetalum.
72. To the right of 2423 Richmond Greens Court: There are hot spots in turf at base of Oak tree.

73. Exit side sidewalk: Narrow grass strip is declining.

GRANTHAM

74. Unit 2142: Ligustrum Privet is overgrowing garage front.

75. Tops of Ligustrums are unpruned.

76. Units 2013 and 2009: There is chlorosis in Loropetalum.

77. Grantham Greens Drive and Inverness Greens Drive intersection: There are areas of unirrigated turf.

INVERNESS

78. During today's inspection we noticed Grantham, Inverness, and Jameson associations have been serviced, but not blown after the service crew had left the Association(s).

79. 1925 Inverness Greens Drive: There is a declining Queen Palm.

80. Unit 1927: White Bird of Paradise is growing into roof line.

81. Unit 2035: There is chlorosis and decline in foundation shrubs.

82. Corinth Greens Drive/ Grantham Greens Drive frontage berm: There is disease in Junipers.

EDINBURGH

83. Corinth Greens Drive and Acadia Greens Drive intersection: There is a declining Queen Palm.

84. At village monument: There is pruning debris in Gold Mound Duranta.

85. At village monument: Roses are unpruned.

86. Unit 1919: There are weeds in beds.

FAIRBOURNE

87. At village monument: There are weeds in beds.

88. Units 1210 and 1211: There are weeds in newly installed Asian Jasmine beds.

89. There are crack weeds along sidewalk.

90. Unit 1335: There are weeds in Asiatic Jasmine beds.

91. Unit 1335: Pop up sprinkler is above grade.

92. 1300 block of Fairway Greens Drive and rear of Unit 1246: There are areas of turf stress in common lawns.

93. 1239 Fairway Greens Drive: There is decline in Variegated Pittosporums.

HUNTINGTON

94. Adjacent to Unit 1246: There is chlorosis in Bottlebrush.