



KINGS POINT – AREA C

LANDSCAPE INSPECTION

July 26th, 2017

ATTENDING:

CHUCK HUFTEN – KINGS POINT FEDERATION

STEPHANIE PARKER - MAINSCAPE

PAUL RICHAU – MAINSCAPE

ZANE STONEMAN - MAINSCAPE

GARY HAWKINS – MAINSCAPE

PAUL WOODS – OLM, INC.

NEXT INSPECTION
August 23 , 2017 AT 8:00a.m.

CATEGORY I: MAINTENANCE CARRYOVER ITEMS MARCH 29, 2017

OAKLEY GREEN

10. Village entrance: Flax Lily is declining.
11. Village monument: There are weeds in beds.

CATEGORY I: MAINTENANCE CARRYOVER ITEMS APRIL 26, 2017

MAPLEWOOD

42. Vilmont Greens Drive and Sifield Greens Way intersection: There is turf loss due to old insect and disease injury.

CATEGORY I: MAINTENANCE CARRYOVER ITEMS MAY 24, 2017

FAIRBOURNE

9. 1324: There is old fungal damage and turf loss.

GRANTHAM

15. **There are bed weeds.**

JAMESON

30. **Across the frontage: There is turf decline, turf loss, and weed infestation.**
31. **Soft edging is irregular across the entrance beds, with Bermuda runners remaining in the beds.**

KENSINGTON

38. 2487: Areas of turf loss are being replaced with weeds.
42. There are crack weeds in the brick work.
47. To the left of 1004 Chelsea Greens: There is turf loss and active Chinch bug activity.

51. 2466: There are large areas of Crabgrass infestation.

MAPLEWOOD

65. At the Vilmont/Sifield intersection and frontage berm: There is turf stress and decline.

OAKLEY GREEN

74. Common area Oaks are unpruned. (i.e. 2304 Oakley Greens)

82. Across the Nottingham Greens rear: There are turf weeds and loss of St. Augustine.

PORTSMITH

87. Across the Vilmont frontage: There are bed weeds.

CATEGORY II: MAINTENANCE ITEMS

OAKLEY GREEN

1. Along the Worthington Greens right of way: The Oak are unelevated and are obscuring the stop sign.
2. The stair step Arboricola Trinettes are unpruned.
3. At 2405: The Ilex Schilling is not stair stepped to the Podocarpus.
4. At 2405 Nottingham Greens: There is Pink Hibiscus Mealy Bug.
5. The pond shores are not being uniformly maintained during each mow.
6. Behind the Units: There are dead Variegated Pittosporums.
7. **There are bed weeds.**
8. At 2448: The Loropetalum is not in a stair step presentation with the Viburnum.
9. At 2446: There is turf pest loss and weed infestation.
10. Along the southwest boundary: There are vines in the Viburnum hedge row.
11. At the rear of 2444: The turf has been scalped by line trimmers.
12. At 2434: There is disease in the Pittosporums.
13. There is turf loss and pest injury.
14. 2321 Oakley Green: The tree is unpruned.
15. Adjacent to 2252: The wood line is over growing the mowables.

16. 2228 Oakley Green: The Ligustrum Privet is over grown.
17. 2220: The Bougainville is overgrown.

LYNDHURST

18. At Sifield Greens entrance: The Loropetalum are irregularly pruned.
19. In the 2400 Block of Sifield: the Bottle Brush trees are overgrowing the building side.
20. 2452 Sifield: The staking on the Hibiscus stand is unmaintained.
21. There is duff in the mulch beds.
22. Across the property: The Gold Mound Durantea are irregularly pruned.

RICHMOND

23. Common area Oaks are unpruned.
24. Line trimmers are being used to buff soft edges.
25. Center commons: The pond shores are not being detailed consistent with the mowables.

JAMESON

26. There is mow duff and bed weeds across the frontage berm.
27. Excessive line trimming, including as bed edging, is resulting in turf scalping.
28. Along the Villemont Greens frontage: There is pest damage and turf loss, now infested with broadleaf and grassy weeds.
29. Along the inbound lane: The Ligustrum tree is over grown obscuring the stop sign.
30. There is suckering growth on the Oaks.
31. In front of Unit 1110: There is dead plant material.

MAPLEWOOD

32. Across the frontage berm: There is chlorosis in the Loropetalum.
33. Near the Sifield Greens entrance: There is dead Queen palm.
34. Soft edging is irregular.
35. At 2228: The Duranta is overgrown.
36. In the common backs of the 2200 Block between the lake shore and the residences:

There are areas of turf loss due to insect and pest disease, replaced with turf weeds.

37. To the left of 2253: There is turf loss due to pest damage.
38. Unit 2255: The Queen palm is in decline.
39. At Unit 2115 and 2117: The Tibuchina is dead due to fungal disease.

PORTSMITH

40. Soft edging is irregular.
41. Near 2073: bottlebrush tree have overgrown the roof lines.
42. The Carissa Holly is not being maintained as a ground cover.
43. The Flax Lily is untrimmed.
44. Repeated mow patterns have resulted in rutting.
45. There is a hole in the rear of 2038.
46. The pond shores are irregularly detailed.
47. At the Sifield exit: The frontage hedge row is obscuring visibility.
48. Along Villemont Greens: There is turf loss in the frontage berm.

KENSINGTON

49. Along the entrance berm: There is decline in the Oleander.
50. At the entrance berm: There is an Oak limb growing towards the flag pole.
51. There is chlorosis in the Loropetalum.
52. There are bed weeds.
53. There is mow duff in the mulch beds.
54. 1006 Chelsea Greens: There is downward growth in the Oak extending into the driveway and roadway.
55. 1013 Chelsea Greens: There are snapped fronds on the Queen palm.

GRANTHAM

56. There are herbicided weeds in the beds.
57. 2038: There is an overgrown Dwarf Bottle Brush.

INVERNESS

58. The Ligustrum Privets are overgrowing the roof lines.
59. At 2005: There is skipped areas of mowing and debris in the lawn.
60. The White Bird of Paradise is striking the building sides.

EDINBURGH

61. The Fakahatchee grass is obscuring the visibility to the monument.
62. There are snapped Queen palm fronds.
63. The Ligustrum canopies are irregularly pruned.

FAIRBOURNE

64. There are crack weeds.
65. There are bed weeds.
66. There is mow duff in the bed areas.
67. At 1225 Fairway Greens: There is turf loss and weed infestation.
68. There are bed weeds at the base of the mailbox.
69. 1324: The multi-stem Hibiscus are overgrown.
70. There is a dead Juniper on the south perimeter hedge row.
71. Across from 1405: There is dead wood and fungal decline in the Wax Myrtles.

HUNTINGTON

72. At the monument sign: There are dead Dwarf Ixora.
73. Soft edging is irregular and bed line are being buffed with line trimmers.

PGW:kn

cc:

Rick Dowswell Rick.Dowswell@fsresidential.com
Darrell Flint poc@fsresidential.com
Louise Landry louise.landry@fsresidential.com