

July 24, 2024

Dear Timber Ridge Owners and Residents:

Recently, the Board has received several complaints regarding dog waste storage/disposal and yard maintenance.

Please take a moment to refamiliarize yourself with these Rules:

## **PET WASTE**

All pet waste is to be collected and disposed of in the trash dumpster immediately to preserve sanitary conditions throughout the Timber Ridge community. This includes defecation on common ground as well as defecation on private property, including the homeowner's as well as neighbor's property. **Pet waste may not be stored anywhere (including patios, decks or yards).**

When walking dogs, owners are expected to carry a pooper scooper, plastic bag, etc., in order to immediately pick up after their pets. It is the responsibility of pet owners to properly clean and otherwise maintain their yard and any fenced-in areas where their pets have access. This responsibility is important to prevent the creation of any nuisance, health hazard, or odor. **Additionally, the landscaper will not maintain any area that is not free of pet waste.**

## **LANDSCAPING**

Homeowners are responsible for routine maintenance of their private property. All planting beds also must be kept reasonably free of weeds.

Homeowners are required to keep landscaping neat and trimmed (not blocking windows, doors, etc.); planting areas weeded; and decks, fences, and landscaping reinforcements (4X4 timbers and stone/paver walls) maintained in good condition. This regulation's coverage includes, but is not limited to:

- Flower beds must not be overtaken by weeds.
- Trimming/pruning of shrubs, trees and flowering plants.
- Removal of dead plants (both planted and potted).
- Maintenance of pots and the plants in them.
- Trash on the property, including but not limited to, empty and overturned plant pots, plastic bottles, papers, garbage bags, and other types of refuse.
- Animal waste must be picked up immediately.

The Association provides *basic* lawn care (i.e., mowing, fertilization, and weed and grub control),

for all private lots. Homeowners still bear the primary responsibility for lawn care and—depending on the condition of an individual property—supplemental chemical treatments, reconstruction, and other measures necessary to maintain a neat and green appearance. Proper lawn treatment by homeowners is an important part of helping to preserve house values and maintain the community's beauty.

The rules are designed to benefit everyone. We appreciate your attention and adherence to the Rules and Guidelines.

Sincerely,

Board of Directors  
TIMBER RIDGE TOWNHOME ASSOCIATION