

GASPARILLA BEAUTIFICATION PLAN

It is to our benefit to maintain the attractive woodland charm of Gasparilla by retaining native plantings, especially ones that are well established. We need to protect our property from radical changes and preserve our natural habitat. It shall be the responsibility of the Beautification Committee to monitor and maintain the grounds with this objective in mind.

All native growth, i.e., southern pines (slash, sand, etc.), saw palmettos, live oaks, palms and other healthy trees will remain undisturbed unless, by Beautification Committee recommendation, verification by a certified arborist, and/or subsequent Board of Directors action, they are deemed to present a hazard to the infrastructure or resident safety.

All grounds, including entryways, walkways, and vegetation surrounding residential units are community property; therefore, changes in landscaping (island shapes, entryways, walkways, borders, etc.) including all removal, replacement, change of placement or new planting of trees, bushes, shrubs or other vegetation, etc. must be submitted on the proper form with specifications regarding size and placement and be approved by the Beautification Committee.

Larger plantings/removals or the installation of any pavers or walkways will also require the approval of the Board of Directors.

Cost and maintenance of these items are the responsibility of the owner. Items that are determined to be a trip hazard or that route water toward or into a unit shall be repaired by the owner. Assistance may be requested from the Building and Grounds Committee.

Owners are not obligated to plant shrubbery or other vegetation. However, anyone desiring or contemplating an alteration or addition to our community landscaping, especially around an owner's unit, is required to first counsel with the Beautification Committee for advice, assistance and PERMISSION, by filling out and submitting the appropriate request form. **Please be aware that artificial plants may NOT be placed anywhere outside any unit, as per the GCA Rules and Regulations.**

The philosophy of the community has always been to maintain a general uniformity of well-groomed, balanced natural landscaping. This is especially true of the front elevation of individual units. Selection of trees, shrubs or other vegetation is made from a comprehensive, continual dated list of vegetation recommended by local and state horticulturists and the Beautification Committee's assessment of needs to maintain Gasparilla's attractive appearance. (See attached)

All requests for any landscaping alterations or additions shall be in writing with a simple diagram on the proper form found on our website, www.josegaspar.org. The diagram must show the specific changes desired, including the additions, removal, replacement and/or relocation of shrubs and other vegetation as well as vegetation that will remain undisturbed.

Action on the request will be undertaken by the Chairperson and two members of the Beautification Committee. A prompt reply from the Committee, clearly citing the criteria for the decision, will be delivered to the initiator of the request. DO NOT undertake ANY action until you have received this written permission. All costs for materials, shrubs, and labor for such changes will be the responsibility of the unit owner.

Annuals need not have permission as long as they are tended and removed prior to departure for the summer season.

As a matter of record, each request, including the decision will be presented at the next Board of Director's meeting, as part of the Beautification Committee report. The report will be formally voted on and entered into the Board's minutes. Should any initiator of a request wish to appeal a decision, it would be presented to the Board at this time.

If you receive permission to plant a shrub, bush or tree:

- You are responsible for watering all new planting and replanted items until they are well-established. Get a watering schedule from the Beautification Committee.
- The shrubs, trees or bushes that you plant become community property. If you need assistance in maintenance, the Beautification Committee should be notified promptly.
- Plantings under windows must be kept at windowsill height. Lanai plantings shall be kept at chair rail height.
- Mature planting should not rub or touch the walls of the buildings nor block air flow to air conditioner units.

If you receive permission from the Board of Directors to install an entryway, grill pad or walkway to your enclosure:

- Pavers will be neutral in color and match the color of your sidewalk.
- Pavers being installed in the front of a unit will not exceed 18 inches in length or width.
- Back entryways/grill pads will not exceed 4 feet by 7 feet.
- Please note: filling with stone or shell of any size or color is not permissible. Weekly blowing by the landscaper can make these a safety issue. Rocks and shells can be blown into windows and cars causing damage.

Trimming and pruning of vegetation will be done by the contracted landscaper or the Beautification Committee. If you wish to assist in the trimming of your foundation plantings, please consult the Committee for advice and guidance. **Do not make special requests of the contracted landscaping company.**

Any areas in the landscaping to be designated as no trim or no mow areas will be marked with small butterfly stakes to alert the contracted landscaper. The Beautification Chair will approve or deny such requests and will provide the stakes as deemed necessary.

Pine needles are NOT to be used as mulch, especially around the buildings. They are a fire hazard. **Pro Cypress mulch from Oak Farms should be used to ensure continuity in both the quality of product and the esthetic beauty throughout Gasparilla.** Pro Cypress Mulch is an aesthetically pleasing, light colored mulch that is also aromatic. It naturally repels insects and has natural fungus resistance. It is long lasting as well. Owners may use Pro Cypress Mulch around their units without first getting approval by the beautification committee.

RECOMMENDED PLANTINGS

HIGH DROUGHT TOLERANT PLANTINGS:

Fire bush
Plumbago
Aloe*
Bromeliads*
Coontee*
Buford Holly
Bird of Paradise (small)*
Society Garlic
Beautyberry*
Texas Sage
Podocarpus*
Pittosporum*
Indian Hawthorn*
Natal Plum (Carissa)*
Walters Viburnum*
Bottlebrush Tree*
Silver Buttonwood*
Simons Stopper*
Olives*
Gumbo Limbo
Sea Grape*
Crape Myrtle
Ligustrum*

MEDIUM DROUGHT TOLERANT PLANTINGS

African Iris
Blue Daze
Butterfly bush
Cast Iron Plant
Fire Spike*
Firecrackers*
Hibiscus*
Dwarf Schefflera*
Thryalles
Butterfly bush

DROUGHT TOLERANCE DEPENDS ON TYPE

Hollies - high to medium drought tolerance*
Oaks - high to medium drought tolerance*
Pines- high to medium*
Ti plant- varies depending on type*

Ground cover:

Creeping Juniper
Minima Jasmine also called Asiatic Jasmine
Lilly-turf
Mondo Grass

* Denotes a plant that is already established on our property

**NOTE: A LIST OF INVASIVE PLANTS TO AVOID CAN BE FOUND AT
<https://plantatlas.usf.edu/flip/>**

WATERING GUIDELINES

NEW PLANTINGS:

1. Fill the basin twice per application daily. (Fill the basin, let the water go down, then immediately fill the basin again. You are now done watering for the day. If the water goes down fast, fill the basin a third time.)
2. Use the guide below for your plants long term watering schedule:

WARM MONTHS: APRIL - OCTOBER

ITEMS	WEEK 1	WEEKS 2-3	WEEKS 4-6	WEEKS 7+
Groundcover, Sod & Mass Plantings	0.5 inches daily	0.5 inches every 2 days	0.75 inches twice per week	Continue watering if no rain
Trees & Shrubs in Containers	Fill basin twice/ App. Daily	Fill basin twice/ App. Every 2 Days	Fill basin twice/ App. Twice/Week	Continue watering if no rain
Trees & Shrubs B & B	Fill basin twice/ App. Daily	Fill basin twice/ App. Every 2 Days	Fill basin twice/ App. Every 2 Days	Fill basin twice/ App. Twice/Week

COLD MONTHS: NOVEMBER - MARCH

ITEMS	WEEK 1	WEEKS 2-3	WEEKS 4-6	WEEKS 7+
Groundcover, Sod & Mass Plantings	0.25 inches daily	0.5 inches twice per week	0.5 inches once per week	Once per week
Trees & Shrubs in Containers	Fill basin once daily	Fill basin once every 2 Days	Fill basin once/ App. Twice/Week	Continue watering if no rain
Trees & Shrubs B & B	Fill basin once daily	Fill basin once every 2 Days	Fill basin once every 2 Days	Fill basin once/ App. Twice/Week