

PRISTINE PLACE HOMEOWNERS ASSOCIATION, INC

Florida-Friendly Landscaping Recommendations

Approved by the Board of Directors on June 17, 2010

The Ad Hoc Florida-Friendly Landscaping Committee has proposed guidelines for homeowners who wish to implement Florida-Friendly Landscaping on the exterior of their homes. The Board of Directors will review the proposed guidelines for approval and implementation at the June 17, 2010 Board of Directors' Meeting. The Homeowner(s) will still be required to submit an application for review and approval by the ACC Committee.

A Florida-friendly yard doesn't merely offer a beautiful landscape; it also becomes an asset to the environment, protecting natural resources and Florida's unique beauty. Recognizing that the home landscape is of a large natural system will help in creating a Florida-friendly yard. The nine principles of Florida-friendly landscaping are:

- 1. Right plant, right place**
- 2. Water efficiently**
- 3. Fertilize appropriately**
- 4. Mulch**
- 5. Attract wildlife**
- 6. Manage yard pest responsibly**
- 7. Recycle**
- 8. Reduce stormwater runoff**
- 9. Protect the waterfront**

Homeowner associations (HOA) covenants, restrictions, and ordinances may not prohibit Florida-Friendly Landscaping practices. *This does not invalidate HOA architectural control committee or landscaping committees. It does apply reasonable limits to both HOAs and residents.*

With the passage of SB 2080 and increasing demands on Florida's limited water supply, both HOAs and residents must work together to apply landscaping plans and practices to reach the goals set out in this bill. The Pristine Place Board of Directors (BOD) and the Architectural Control Committee (ACC) clearly understand that the actions that are needed to best carry out the intent of SB 2080 are still very much under development.

It is expected that there will be many changes to the regulations generated by SB 2080. Both the ACC and the Board of Directors know these recommendations will need ongoing review and updating. It is our hope that residents will use the assistance available from the Hernando County Extension Service, as well as, such local resources as the Master Gardener Program when planning future landscaping. It is

through this partnership that we all can assist in maintaining Pristine Place as a premier location to live in.

Outlined below is a listing of recommended plants when utilizing the Florida Friendly Guidelines:

This list is not intended to include all Florida Friendly plants, but to show a few from each plant type that should do well in Pristine Place.

As always we strongly encourage you to consult with the Hernando County Cooperative Extension Service 352-754-4433 or to avail yourself of such websites as:

www.solutionsforyourlife.co

www.fnps.org

www.hcfnps.org

www.floridanativegardengardening.com

www.floridayards.org

www.floridaplants.com

www.afnn.org

The list below was developed by using the website floridayards.org. Pristine Place supplies this information only to assist you with developing a Florida Friendly home & yard. Your Board of Directors and ACC stress the importance of using knowledgeable sources before undertaking a change in your landscaping:

Recommended Grasses

- Wiregrass
- Coraderia Selloana
- Pampasgrass
- Tripsacum Floridiana
- Florida Gama Grass
- Erasgrostis Spectabilis
- Purple Lovegrass

Recommended Ground Covers

- Periwinkle
- Small-Leaf Confederate Jasmine

- Caladium
- Autumn Fern

Recommended Palm Trees

- Coontie
- Florida Arrowroot, Florida Zamia
- Scrub Palmetto
- European Fan Palm
- Yellow Butterfly Palm
- Bamboo Palm

Recommended Other Trees

- Nellie Stevens Holly
- Live Oak
- Awabuki Viburnum
- Ligustrum

Recommended Annuals

- Pentas
- Starflower
- Wishbone Flower
- Ageratum

Recommended Perennials

- Aloe
- Curcuma
- Lion's Ear
- Pine Ginger