

# **NORTHBROOK POLICY GOVERNING TREE REMOVAL AND REPLACEMENTS**

## **TREE REMOVAL:**

When a tree is destroyed due to storms, winds, or pests, the following rules will apply:

Upon notification to REI, fallen trees which present a safety issue will be removed as soon as possible by our tree vendor.

Trees standing but determined by our tree vendor and the Landscaping Committee to be damaged beyond salvation will be removed by our tree vendor.

Before removal of any stumps, all utilities will be contacted to map out utility lines.

Wherever possible, residents of affected properties will be notified in advance of removal.

Wherever possible, tree stumps adjacent to the units will be removed. If utility lines prevent total removal, tree stumps will be ground down and appropriate ground cover (plantings or mulch) will be installed.

Any tree stumps 25 feet or more from the unit shall be cut to ground level, and not left protruding above the ground. Digging out the stump or grinding will not be approved.

## **TREE REPLACEMENT:**

When a tree to the front or, in the case of end units, to the side of a unit has been removed, where possible a new tree will be planted in the area by our vendor with the approval of the grounds committee. Young trees as recommended by our tree vendor, with approval of the Landscaping Committee, will be planted to replace destroyed trees.

Trees destroyed to the rear of units or in common areas or public areas will not be replaced. Where trees were originally planted as screening in such areas, the Landscaping committee will review replacement on case by case basis.

Any unit owner not wanting a tree replacement in front or side of his/her unit must present their request to the Landscape Committee for approval.

Any unit owner wishing to plant a tree at his/her own expense in ANY area adjacent to their property must first present his/her request to the Landscape Committee for approval. The request, which shall be in writing, must include the proposed location and type of tree. Maintenance shall be the responsibility of the owner and his successors. If the tree falls from natural causes or if it is taken down by Northbrook because it interferes with utilities or septic maintenance, it will not be replaced by Northbrook. Replacement by the owner must first be approved by the Board.