

PROMINENCE POINTE HOMEOWNERS ASSOCIATION
ADMINISTRATIVE RESOLUTION # 3
Tree Requirements with Attachment "A"

WHEREAS, Article XXIII Section 1.0 of the Declarations of the Association grants that the: Executive Board has the Power and Duty to; (a) Adopt and amend Bylaws, Rules and regulations; (s) Exercise any powers necessary and proper for the governance and operation of the Association, and

WHEREAS, Article IV, Section 10 of the Bylaws of the Association grants that the: Executive Board: May act in all instances on behalf of the Association, except as provided in the Declaration, these Bylaws, or the Act. Executive Board shall have, subject to the limitations contained in the Declaration and Act, the powers and duties necessary for the administration of the affairs of the Association and of the Common Interest Community, and

WHEREAS, Article XIII Section 12 of the Amended and Restated Exhibit C of the Declarations of the Association grants the Architectural Control Committee the authority to waive or modify any requirement at any time in its sole discretion in order to create the intended atmosphere within the subdivision or adapt to topography or design consideration, and

WHEREAS, for the benefit of all owners in the Association the Architectural Control Committee has submitted to the Executive Board changes/additions to Article XIII Section 18 of the Amended and Restated Exhibit C of the Declarations of the Association which lists additional trees (see attachment "A" to Administrative Resolution 3) that may be substituted for the requirement of planting two accent trees, that are Amur Choke-Cherry, Canadian red or Mayday, of no less than 2 inches in diameter, and

NOW, THEREFORE, BE IT RESOLVED THAT: On behalf of the Association, the Board of Directors, adopts the Architectural Control Committees recommendation according to Attachment "A" to Resolution 3 and the following:

TREE STIPULATIONS/OWNER RESPONSIBILITY

- 1) A minimum of two accent trees of no less than two (2) inches in diameter must be planted, and must be of those as outlined in Attachment "A" of Resolution 3.
- 2) Selected trees must not grow to a height greater then the homes maximum ridge height wherever placed on the lot.
- 3) All owners and their successors are bound by the tree height restrictions and responsible for the cost of maintenance and care associated with compliance of this resolution.

The Board of Directors reserves the power to hold owners legally responsible for ensuring that their tenants, guests, or invitees comply with the Association's regulations.

The Board of Directors reserves the power to assign all of its powers and responsibilities herein to a standing or special committee of its choice.

Accepted for Review: May 15, 2007

Adopted by Board of Directors: May 15, 2007

Effective Date: June 15, 2007

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Trees & Shrubs for Southcentral Alaska

Alaska Department of Natural Resources / Division of Forestry / Community Forestry Program

550 W 7th Ave., Ste. 1450 / Anchorage, AK 99501-3566/26-8465/84661 WWW.dnr.state.ak.us/forestry
The following trees and shrubs are growing successfully in Southcentral Alaska. However, each plant has specific requirements and should be planted where conditions and space allow it to be healthy and safe. For descriptions of plants and their limitations, requirements, and hardiness, see *Landscape Plants for Alaska*, a Cooperative Extension Service publication. For a copy, call 786-6300 (Anchorage).

Deciduous Trees

- Amur maple - *Acer ginnala*, *A. tataricum*.
 - Douglas maple - *Acer glabrum* var. *douglasii*
 - Boxelder - *Acer negundo*
 - Norway maple - *Acer platanoides*
 - Alder - *Alnus sinuata* (Sitka) *A. tenuifolia* (thinleaf)
 - Birch - *Betula papyrifera*, *B. pendula*, 'Dalecarlica', 'Gracilis'
 - Black ash - *Fraxinus nigra*
 - Green ash - *Fraxinus pennsylvanica*
 - Larch, tamarack - *Larix russica*, *L. decidua*, *L. laricina*
 - Apple and Crabapple - *Malus*
 - Balsam poplar - *Populus balsamifera*
 - Cottonwood - *Populus trichocarpa*
 - Aspen - *Populus tremuloides*, *P. tremula*: 'Erecta'
 - Amur chokecherry - *Prunus maackii*
 - Common chokecherry - *Prunus virginiana*, 'Schubert', 'Canada Red' *attracts moose and bears - *Prunus maackii* "Amur chokeberry" * shallow rooted and blows over in wind.
 - Ussurian pear - *Pyrus ussuriensis*
 - Bur oak - *Quercus macrocarpa*
 - Mountainash - *Sorbus aucuparia*, *S. decora*, *S. sitchensis*
 - Japanese tree lilac - *Syringa reticulata* 'Ivory Silk'
 - Littleleaf linden - *Tilia cordata*
- * - Add:
- Native quaking aspen
 - Native paper birch
 - Swedish columnar aspen

Evergreen Tree

- White fir - *Abies concolor*
- * Subalpine fir - *Abies lasiocarpa*
- Siberian fir - *Abies sibirica*
- Norway spruce - *Picea abies*
- * White spruce - *Picea glauca*
- Black Hills Spruce - *Densata*
- * Colorado spruce - *Picea pungens*
- Bristlecone pine - *Pinus aristata*
- Swiss stone pine - *Pinus cembra*
- Lodgepole pine - *Pinus contorta* spp. *latifolia*
- Limber pine - *Pinus flexilis*
- Scotch pine - *Pinus sylvestris*
- Himalayan pine - *Pinus wallichiana*

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Evergreen Shrubs

- Common juniper - *Juniperus communis*
- Creeping juniper - *Juniperus horizontalis*
- Dwarf Norway spruce - *Picea abies* 'Nidiformis'
- Dwarf Colorado spruce - *Picea pungens* 'Montgomery', 'Glauca Globosa'
- Mugo pine - *Pinus mugo* var. *mugo*, var. *pumilio*
- Rhododendron - *Rhododendron Catawbiense*, and 'PJM' hybrids
- American arborvitae - *Thuja occidentalis*
- Japanese yew - *Taxus cuspidata*

Deciduous Shrubs

- Serviceberry - *Amelanchier alnifolia*, *A. canadensis*
 - Siberian peashrub - *Caragana arborescens*
 - * Red-twig dogwood - *Comus sericea*
 - Cotoneaster - *Cotoneaster acutifolius*, *C. lucidus*
 - Silverberry - *Eleagnus commutata*
 - Early forsythia - *Forsythia ovata* 'Northern Girt', 'Northern Gold', 'Northern Sun'
 - Honeysuckle - *Lonicera tatarica*, *L. caerulea*
 - * Potentilla - *Potentilla fruticosa*
 - Nanking cherry - *Prunus tomentosa*
 - Rose tree of China, flowering almond - *Prunus triloba*
 - Rhododendron - *Rhododendron Mollis* hybrid azaleas - Northern Lights hybrids
 - Alpine currant - *Ribes alpinum*
 - Golden currant - *Ribes aureum*
 - * Rose - Prickly rose: *Rosa acicularis*, *R. rugosa*, Red-leaf rose: *R. glauca*. Many species available.
 - * Flowering raspberry - *Rubus odoratus* -
 - Willow - *Salix*
 - Ural false spirea - *Sorbaria sorbifolia*
 - Lilac - *Syringa vulgaris*, *S. meyeri*, *S. x prestoniae*, *S. patula*, *S. chinensis*, *S. oblata*
 - * Spirea - *Spiraea betulifolia*, *S. japonica*, *S. x vanhouttei* including false *
 - * Highbush cranberry - *Viburnum edule*
 - American cranberrybush viburnum - *Viburnum trilobum*, 'Bailey Compad'
- 12/05
- Dwarf Arctic bush
 - Elderberry
 - Buffalo berry
 - Dwarf dogwood/bunchberry

Suggested groundcover for the hillside:

native ferns, Siberian iris, White geranium, Potentilla nuttalliana, Potentilla tridentata
Jacob's Ladder, creeping junipers, lupines, Tufted hairgrass

It is recommended homeowners research their landscaping plant choices for the best possible plants that will grow on their lots. Some species may not do well on some lots. These are only recommendations. The only requirement is two trees from the above list need to be planted post-construction.

* means these plants like our Anchorage Hillside.