

DEMO AT DEMO ASSOCIATION, INC.

Demo Property Owners Association, 1 Main St, N. Charleston, Sc 29406

Tel: 555-123-1234

Demo Tree Removal / Replacement Policy

Removal Policy:

Demo BOD is charged with preserving the natural tree canopy of Demo. **Demo requires an ARB Request submittal for all tree removals** over 2 inches' caliper (6.25 inches' circumference). Tree removal ARB request forms are available at:

Any tree that is removed without prior written Demo ARB approval and that is above the 2-inch caliper limit will be subject to a fine to be determined by the Demo BOD.

Replacement Policy:

Homeowners must replace all live trees that are approved for removal according to the Demo Tree Replacement Chart. Dead trees may require replacement at the discretion of the Demo Board of Directors. See attached Demo Tree Replacement Chart. Whenever tree replacement is required, the number of replacement trees is Demo's ARB sole determination.

Pine Tree Replacement Guide:

Pine trees that are determined by the Demo ARB to be diseased are allowed to be removed without replacement upon Demo ARB approval. However, written determination of tree health by Demo's approved arborist may be required. In the event of homeowner / Demo ARB disagreement, Demo reserves the right to obtain independent certified arborist report and all costs for inspection, arborist certification and all other items incurred in regard to this request are to be borne by the homeowner.

Requests to remove Pine trees for any other purpose other than for diseased trees is under Demo ARB sole determination and approval is required. In some instances, removal of Pine trees may require replacement by Live Oaks of the Millennium species. The size of the Millennium Live Oak replacement tree is to be of 2-inch caliper minimum (6.5-inch circumference) as measured at BDH.

How to measure a tree:

Tree sizes are determined by measuring the number of inches at diameter breast height. In order to measure the diameter breast height (DBH) you will need a loose tape measure and a calculator. To begin, measure from the ground to a spot 4 1/2 feet up the tree. Then, from that point, wrap the tape measure around the tree to measure the circumference. Finally, take the circumference and divide by pi (3.14). The resulting number is the diameter of the tree (caliper). To measure a multi-stem tree, if the tree trunk splits at ground level and does not share a common base, each trunk shall be measured as a separate tree. If a multi-trunk tree splits below the 4.5 foot mark all trunks 6 inches or larger in diameter at 4.5 feet shall be measured separately and count as one tree.

How to use the Demo Tree Replacement Chart:

Tree size is determined by the above procedure. Once the tree size that is to be removed is determined, use the percent ratio in the chart to determine the size of the tree that is required as its replacement. For example: Red Oak tree of 20 inches' caliper and of Good quality: 20 inches' x .50 = 10 inches. The replacement tree is required to be 10 inches' caliper DBH. Tree replacement types are determined by the Demo ARB.

Tree Bank Fund:

If a replacement tree cannot be planted on the resident’s property, the resident may be directed to plant the replacement tree in a suitable common area property location as directed by the Demo ARB. If a suitable location on common property cannot be found, then the resident may be directed provide a cash equivalent of a tree replacement that would be deposited in a Tree Reserve Fund to be used for future HOA common property tree installs or HOA common property tree related work.

Demo Tree Replacement Chart:

Tennyson Tree Replacement Chart (4" - 23" DBH)			
Species Included	Tree Size Caliper (DBH)	Percent Replacement	
Species Quality Rating	4" - 15"	25%	10%
		15%	10%
	16" - 23"	25%	15%
		50%	15%
	4" - 15"	25%	10%
		15%	10%
	16" - 23"	25%	15%
		50%	15%
	6" - 15"	25%	10%
		15%	10%
16" - 23"	25%	15%	
	50%	15%	
6" - 15"	25%	10%	
	15%	10%	
16" - 23"	25%	15%	
	50%	15%	
Palm Species	BOD Determination	_____	_____
Fine Species	See Pine Tree Replacement Guide	_____	_____
Health Rating		Good	Fair
		Good	Dead

Note: In the event that the property will not support a tree replacement, Tennyson will accept a tree to be planted in the HOA common property or a cash equivalent to be placed in an HOA Tree Reserve Fund for future Tree Replacement or HOA Tree Work.