

# Skyland Community Association

## PERFORMANCE REFUND CHECKLIST - FINAL INSPECTION

	LANDSCAPING ITEMS	COUNT / FOOTAGES	POINTS	TOTAL POINTS	NOTES
<b>A</b>	<b>1. Trees</b>			2000 min	
	Deciduous (5 pts per foot and 35% of total tree points)				
	Evergreen (15 pts per foot and 65% of total tree points)				
	12 ft Evergreens (2/single, 4/duplex)		<del>XXXX</del>		
	14 ft Evergreens (2/single, 4/duplex, 5/multi-family)		<del>XXXX</del>		
	<b>2. Shrubs</b>			250 min	
	Deciduous (20 pts per shrub)				
	Evergreen (30 pts per shrub)				
	<b>3. Dry Landscaping</b>			250 min	
	Boulders (50 pts each, min 3 ft dia)				
	<b>4. Planted Surface (maximum 500 pts)</b>			250-500	
	Sod or Seeded Lawn (1 pt per 10 ft <sup>2</sup> )				
	Flowers in Beds (1 pt per 1 ft <sup>2</sup> )				
	Ground Cover (1 pt per 10 ft <sup>2</sup> )				
	<b>5. Hard Surfaces</b>			250 min	
	Pavers (40 pts per 100 ft <sup>2</sup> )				
	Stone Patio (40 pts per 100 ft <sup>2</sup> )				
	<b>6. Structures</b>			250 min	
	Planters (5 pts per ft <sup>2</sup> )				
	Benches (5 pts each)				
	<b>7. Existing Landscaping (max 500 pts)</b>			250-500	
	Trees		<del>XXXX</del>		
	Deciduous (5 pts per foot)				
	Evergreen (15 pts per foot)				
	<b>Landscaping Point Total</b>				

**Notes:**

Minimum of three (3) categories with 250 points each and minimum 2,000 points for the tree category; 3,000 points/single family, 4,500 points/duplex and 6,000 points/multi-family – 2,000 points per unit. Points required are based on square footage of structure i.e., if a single family home is 3,750 square feet (per the square footage definition), 3,750 landscaping points would be required, not 3,000. This formula applies to Duplex and Multi-Family structures also.

Evergreen and Deciduous trees must be nursery-grown and satisfy minimum standards as defined and certified by the Colorado Nursery Growers Association. The Design Review Committee shall have the authority to require nursery grown trees if an owner requests approval to plant additional trees exceeding the trees and points requirements stated above. Said requests and review of additional trees will be evaluated on a case-by-case basis.

	ADDITIONAL ITEMS	COMPLETED	NOT COMPLETED	NOTES
<b>B</b>	Sprinkler System Installed / Metered			
<b>C</b>	Driveway Paving			
<b>D</b>	Site Cleanup			
<b>E</b>	Water Meter / Read-out Installed & Working			
<b>F</b>	Roof Material Unprotected / Unfinished			
<b>G</b>	Shiny Exterior Metals			
<b>H</b>	Light bulbs not protruding below fixtures			
<b>I</b>	Exterior Lights Down or Sensor / Timer			
<b>J</b>	2-foot / 17-inch Overhangs / Eaves			
<b>K</b>	Spark Arrester on Chimney / Wood Stove			
<b>L</b>	Height as per Plans			
<b>M</b>	Colors as per Plans			
<b>N</b>	Rock Coverage Meets 25%			
<b>O</b>	Open Space Meets 75%			
<b>P</b>	EQR's per Tap Permit Applications			
<b>Q</b>	Hot Tub (if applicable) Screened and Blends with Building Color			

**Date:** \_\_\_\_\_

**Property Information:**

Property: \_\_\_\_\_

Owner: \_\_\_\_\_

Performance Deposit: \_\_\_\_\_

**Contractor Information:**

General Contractor: \_\_\_\_\_

Landscaping Contractor: \_\_\_\_\_

Paving Contractor: \_\_\_\_\_

Construction Started: \_\_\_\_\_

Inspected By: \_\_\_\_\_

Performance Deposit Refunded: \_\_\_\_\_

Date Refunded: \_\_\_\_\_

Comments:

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