

Landscape Committee Update

Long-Range Landscape Development Committee

We are in the process of synthesizing the data from the Town Hall workshops and surveys and preparing for the second part of establishing our Goals and Objectives. You will be receiving another survey to help us with ranking the priorities. Once that is complete, we will prepare the final report of our findings for the goals and objectives phase of this project, which hopefully will be presented to the HOA Board at the August meeting. Back in March, we distributed a contact verification request form to all Village Four residents. At the time of this writing, we have had just over 50% of the forms returned. If the forms are not returned to confirm homeowners' contact information, we cannot guarantee that the homeowner will receive important information on participating in the process. There are a few homeowners in which we have no contact information at all. If you have not submitted your form, we encourage you to do so now. You may submit the form, or just send your name, unit address, and your preferred phone and email address to: LRLDP@gmail.com.

The original plan was to hold three town hall workshops for residents to provide input on their use and objectives for our common area landscaping. Two of the workshops were held, but the third had to be cancelled due to COVID-19 restrictions. The project team distributed a survey to those homeowners that did not participate in either of the first workshops via an online survey. We provided a hard copy written survey form to homeowners requesting one on the contact verification request. Once again, returning the form ensures that we are able to provide the survey so that your voice will be heard.

The survey information was added to the workshop results and the second part of the goals and objectives process was started. This process involves obtaining homeowners' opinions on how to prioritize the goals and objectives. We had hoped to complete this phase of the project by the end of June, but the pandemic restrictions threw a monkey wrench into those plans. Hopefully, we can complete the phase by the end of July.

One more word on our surveys. The reason that we require your address on the surveys—as opposed to anonymous—is so that the project team can look for trends in particular areas of Village Four. For example, if we receive a number of surveys showing that safety is a priority and they all come from a concentrated part of the village, we can look to see if there is an identifiable issue that needs attention. We can also speak to the homeowner to find out if there is a specific problem. Additionally, if we need clarification or have follow-up questions, we know who to contact. This will become even more critical in Phase Two as we solicit a greater level of detail.

The LRLDP is also continuing education efforts to learn about current trends and requirements in landscaping in the Sacramento area and establishing the appropriate resources for the future phases of the project. Check back on the website for updates as the project progresses.

Landscape Committee

A message we have already received from participating residents loud and clear is that the urban forest in Campus Commons is highly desirable and that our trees are treasured assets. The Landscape Committee, along with the LRLDP has requested our tree care vendor to update the current tree maintenance plan. There are some trees that are under stress and the Village Four HOA Board has approved the necessary funding to take remedial measures to improve the health of those trees. While we are avoiding any changes (and the associated expense) to our landscaping and infrastructure until the LRLDP presents its recommendations, it is all but certain that the trees in question will be part of the Village Four common area landscaping for many years. Therefore, the approval of the remedial measures was warranted.

Our landscape maintenance company has recommended the replacement of the irrigation heads for a large part of the berm area along Howe Ave. Once again, this expense would normally not be recommended due to potential changes with the LRLDP, however, it was deemed that this area was unlikely to be altered in the future and additionally, the mature trees on the berm are suffering from improper irrigation, therefore the expense was also approved.

The Landscape Committee and the LRLDP will continue to ensure reasonable maintenance of the common area landscaping with prudence as to any work or expense that may be wasted given possible future changes.