

# Contractor/ Owner responsibilities

February 2024

1. Due to narrow road widths and limited turn around space, the use of 18 wheel semi trucks for material or equipment hauling **must be preapproved** and met at the nearest gate. **All dirt, rock, sand and concrete are limited to 6 yards per truck load. *Semis/large trucks can park by the maintenance building on Live Oak in "marked" area, then transport materials by fork lift. Everything must be picked up or removed within 48 hours or a \$600 fine will incur.***
2. Semis may enter through the North gate only if they have contacted Tall Tree offices beforehand.
3. Only 6 pallets of grass/sod is allowed to be delivered at a time.
4. The builder must provide a portable restroom for the construction crew as deemed necessary by the ACC Committee.
5. Drainage easements and barrow ditches are not to be altered in any manner whatsoever without the written permission of the ACC. No drainage of any kind is allowed to be directed onto adjacent lots
6. All construction materials and debris must be containerized and not allowed to blow onto other properties. Building site must be kept reasonably clean throughout the term of construction. All trees/foliage cut from property must be removed, not pushed to adjacent properties.
7. It is the responsibility of the property owner to be sure that construction is on the correct lot(s) and that all of the easements and right-of ways shown on the Site Plan are correct. It is the responsibility of the property owner to ensure compliance with any and all state, FCWD, and local requirements which may be applicable.
8. Property owner is liable for any damage to the Subdivision roads, water systems, facilities, etc., which may occur as a result of his/her actions, or anyone in his/her employment. It is with understanding that he/she may be billed at 2x the actual cost of repairs. Failure on the part of the contractor to comply may result in his/her ability to conduct future work in Tall Tree.

Construction is permitted from 7 am to 7 pm Monday through Friday, Saturday 8 am to 3 pm.  
Construction is not allowed on Sunday or holidays.

9. **Approved permits MUST** be posted on all projects visible from the street prior to any construction.

**Failure to comply with Tall Tree Architectural Guidelines are punishable by fines up to \$2000**

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Contractor Signature

**Failure to sign document does not excuse contractors or owners from penalties. By starting work in Tall Tree POA you consent to all rules and policies of the POA.**