



MUNICIPAL MAINTENANCE GUARANTEE PERIOD:

The Municipal Maintenance Guarantee Period for all Landscape Works shall be a minimum of two (2) years including two (2) full growth seasons for all plant materials.

Maintenance activities shall commence upon Municipal Completion (Substantial Performance) of the Landscape Works, or portions thereof as certified by the consulting Landscape Architect and approved by the Town of Aurora, and shall continue until certification of Acceptance of Landscape Works in accordance with the executed Site Plan Agreement.

GENERAL MAINTENANCE ACTIVITIES:

General maintenance requirements for trees, shrubs and groundcovers shall be performed a minimum of once per growing season and shall include, but not be limited to the following activities:

1. Watering (in addition to watering at time of planting / sodding / seeding) to ensure and maintain continuous healthy growth throughout the maintenance period.
2. Weed control: cultivation / hand removal of weeds in tree pits and shrub beds.
3. Disease and insect control: Method and application to approval of Town of Aurora Parks Division.
4. Topping / restoring mulch to ensure 75mm depth; clearing mulch from trunk flare.
5. Pruning of dead and damaged branches. Wound dressing as required.
6. Fertilizing (when required) based on topsoil test recommendations. Do not fertilize spring-planted trees at time of planting; fertilize in fall after leaf abscission.
7. Replacement of unacceptable or dead material.
8. Straightening of trees that lean, adjustments of supports and stakes.
9. Raising / adjusting trees that settle or are planted too low.
10. Burlap wrapping of all conifers prior to winter freeze-up.
11. Any other procedure consistent with good horticultural practice necessary to ensure normal, healthy growth of planted material.

General maintenance of sod and seeded areas shall include, but not be limited to the following:

1. Reseeding / resodding dead & bare areas and areas of poor seed / sod performance.
2. Regular grass cutting.
3. Fertilizing as required.

Maintenance inspection of hard landscape components (i.e. unit paving, fences, walls etc.) shall be performed a minimum of once per year to ensure the integrity and safe, intended use of the landscape component. Deficiencies observed shall be documented and remedied in a timely manner.