

A decorative banner with a light green background. It features a small yellow bird in flight, white clouds, and several stylized green trees of varying heights and widths. The text is centered in a bold, dark blue font.

Stargate HOA Landscaping Guidelines Survey Results

2021

Board of Directors
Prepared by Board President Dakota Cole
July 5, 2021

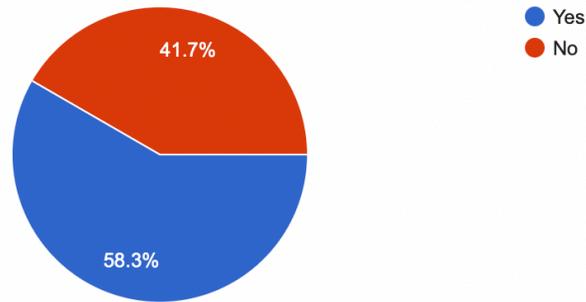
Stargate HOA was formed in 2015 then redefined in 2018 after the Leadership Circle group purchased the subdivision and assumed declarant control of the HOA. In 2020 Stargate subdivision surpassed the sale of 75% of its units, providing an exit for Leadership Circle as declarant control. The board exercised this right and asked Leadership Circle to step down. The board appointed a 3rd homeowner to serve on the board of directors, making up three homeowners. Much of the policies you see today were produced directly by that redefinition in 2018 by Leadership Circle. Policies can be amended or rewritten by the Stargate Board of Directors at any time without homeowner consent. Covenants require legal counsel, and all homeowners must vote to approve or ratify a change in covenants; all legal fees come directly from the HOA budget. Stargate did not have a reserve fund prior to 2019, so much of these funds are in the process of being built up to serve any such purpose. As a precursor to this survey, we had many conversations and much debate with homeowners on how our landscaping guidelines should be defined. There was no right answer, and we went into this with an open mind, howbeit many of us had already landscaped under the existing guidelines. The Stargate HOA Board of Directors set out to get the homeowners' input as a whole on the issue of landscaping. In April 2021, the board sent out a survey to all homeowners and encouraged everyone to share their input.

Survey Results

Question 1

Do you think climate change should affect how you design/implement landscaping in your visible front yard?

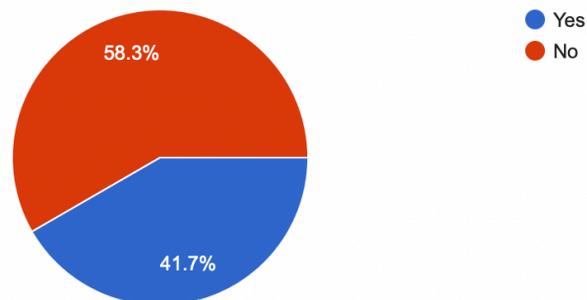
12 responses



Question 2

Do you think your neighbors should be allowed to cover their visible front yard with plain gravel?

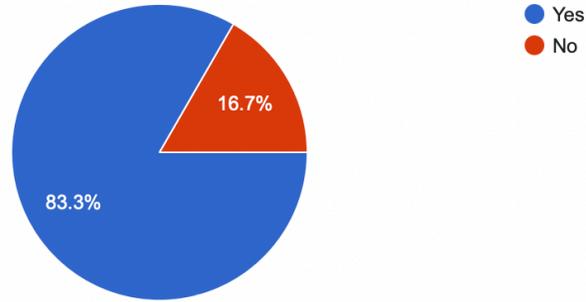
12 responses



Question 3

Do you think better quality stone, variety in stone color and addition of boulders and native plants would be acceptable?

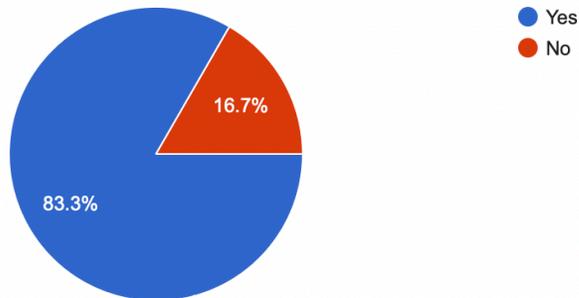
12 responses



Question 4

Do you think evergreen trees should be an acceptable replacement for deciduous in the visible front yard?

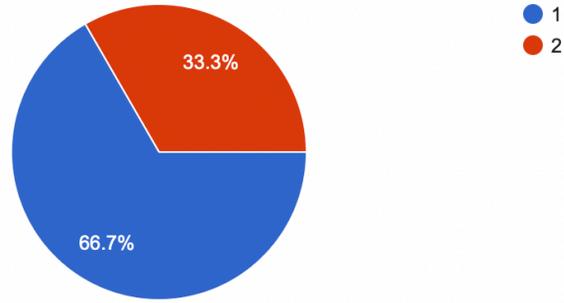
12 responses



Question 5

How many trees (deciduous or evergreen) should be required in your visible front yard?

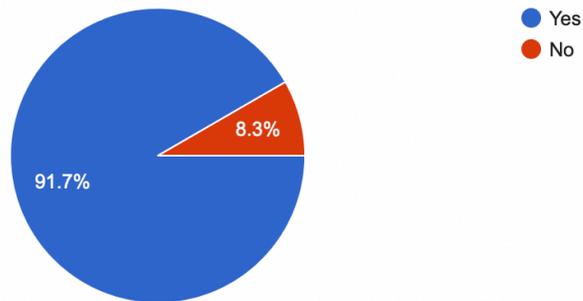
12 responses



Question 6

Do you agree that HOA landscape rules help protect your property value by preventing poorly designed or poorly maintained homes near you?

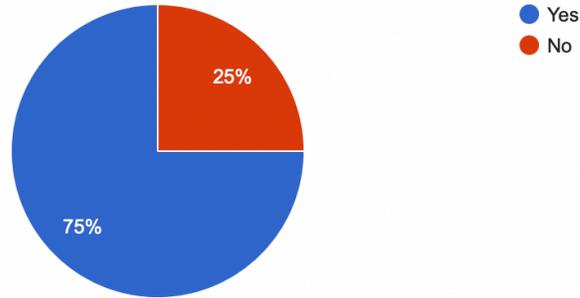
12 responses



Question 7

Do you think a good design can be achieved with less than 25% plant material in the visible front yard?

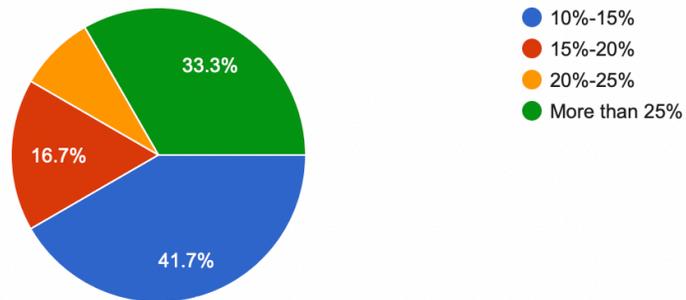
12 responses



Question 8

How much living plant material is enough for the visible front yard?

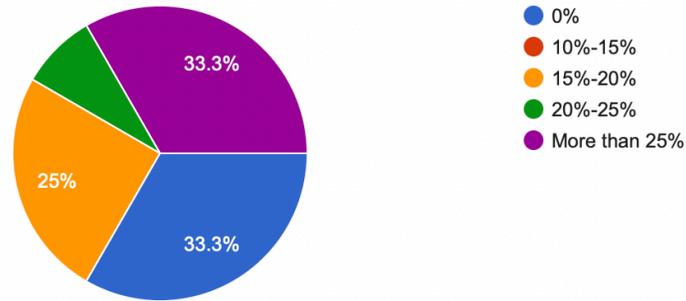
12 responses



Question 9

What percent of your visible front yard should be landscaped with live grass or artificial grass?

12 responses



Comments

4 responses

I have no issues with current landscape guidelines, and felt that they were very reasonable when designing and carrying out our own plans last year.

Requiring grass in the front yard means everyone will have to mow a lawn, no matter how small. Having planted areas with flowers, trees, or native plants in a nice stone yard would be okay with me.

I am okay with neighbors putting gravel in their front visible yard as long as it is not road base gravel. Plain gravel is a confusing question. Although we chose to put almost all grass in our front yard, everyone should have a choice.

With the drought conditions we have in this area, I think we should be more conservative of the water needed for golf course type yards!