

# DEER CREEK HOA GARDENS

## RULES

The Deer Creek HOA gardens are located northeast of 126<sup>th</sup> and Military on a parcel of land owned by the HOA. The following are the guidelines and rules regarding the use and maintenance of the gardens.

- A. Households eligible to pay the fee and plant a personal garden must be members in good standing of the Deer Creek HOA. Each household can only be assigned one garden plot. Assigned plots will remain with the assigned household until relinquished, revoked or when an assignee is no longer a resident in the HOA jurisdiction.
- B. In the early spring of initial year of the gardens, HOA residents may make a request for a garden plot. If the number of requests exceeds the number of available garden plots, the HOA will conduct a drawing to determine plot assignments. Households not selected in the drawing will be placed on a waiting list. In years after the initial garden plot assignments, households may request the specific garden plot that they had the previous year. After the renewal assignments are made for that year households on the previous year's waiting list will be given priority and then any new requests will be considered.
- C. The fee for the use of a garden plot is \$150.00 per year per plot. The fees are payable to the Deer Creek HOA in March of each year. Fees collected are used to operate and maintain the gardens and to retire the initial cost of the setup and construction of the gardens.
- D. The individual plots, generally 20' x 20' in size, are privately rented and gardened. The plots are for the exclusive use of the person(s) assigned to a plot for the season. However, some gardeners may agree to share garden space with households on the waiting list. If this occurs, households will not lose their place on the waiting list for a full garden plot.
- E. Each spring the gardens shall be planted by Memorial Day. If a person assigned to a garden plot fails to plant by that date the plot may be reassigned by the HOA.
- F. The HOA will till the garden plots in the spring of each year. The cost of spring tilling is included in the annual fee paid by the gardener.
- G. The HOA will provide a central watering station with multiple hose bibs available for use by the gardeners. The initial cost of the watering station installation and the MUD fees for water usage is included in the annual fee paid by the gardener.
- H. The HOA will provide a dumpster in the fall to be used for clean-up of the gardens. Fall clean -up includes the removal of all structures (i.e. tomato ladders, etc.), decorations and vegetative debris from the gardens.
- I. Gardens are to be planted with vegetables, perennials, annuals, flowers and herbs of varieties not detrimental to the general health and welfare of the gardens. Plantings are restricted to plants legal to grow in the State of Nebraska. In years of potential disease or infestation concerns (i.e., Japanese beetles, powdery mildew, etc.) some plants may be requested by the HOA to be removed, restricted or prohibited.
- J. Beyond the services provided by the HOA described in items F, G and H above the gardener is solely responsible for the cost of all seeds, plants, fertilizer, weeding and any other miscellaneous costs.