



Cliffs Valley Community Association View Corridor Application

This View Corridor Application is designed to facilitate a process for owners to improve property values and views, while respecting the mountain environment of the community. View corridors may vary greatly from site to site, and the scope approved for one site may not be acceptable for another site, depending on the context of the property.

Failure to follow the process below will result in fines. Replanting and fines, at the owner's expense, will be determined on a case-by-case basis by the ARB.

Step 1: Application Submission

The *owner* must submit this application, including the following information.

- Print owner name and address:
 - _____
- Print name and contact info for tree vendor doing the work:
 - _____
- Indicate the type (species) of tree(s) that would be removed:
 - _____
- List the size (diameter) of the tree(s), measuring 24" from the base of the tree:
 - _____
- Describe the impact on adjoining or nearby property:
 - _____
- Describe the impact that the removal process will have on erosion and measures you will take to prevent erosion:
 - _____
- Mark the trees with ribbons or paint so that they are obvious when a site walk with the owner is conducted.
- Provide 8.5" x 11" picture(s). In the picture(s), mark/circle the tree(s) you are asking to be removed. Please also number the tree(s) in the picture(s) so that the ARB can confirm approvals by tree number.
- Submit this application and pictures to Brian Pinner with NHE, Inc. (864-438-5094; bpinner@nhe-inc.com).

Step 2: ARB Review

Once the application and pictures are submitted, the ARB will conduct an on-site evaluation with the owner and determine what action can be taken. The ARB typically meets the first and third Wednesdays of each month.

Step 3: Tree Removal

Ensure that all debris cut for an approved view corridor is hauled off the property or placed in an area that is not visible to neighboring properties, the road, or the golf course. Inform the ARB when the work is completed so that the ARB can come and inspect to verify that the work was executed as approved. After an approved view corridor is made, it can and should be maintained. To remove trees and shrubs for a view corridor on a vacant lot, the Vacant Lot Cleaning Guidelines must be followed, and a Lot Cleaning Permit is required along with the submission of this application.

ARB Tree Guidelines

Trees may be limbed up to 50% of their height. Topping of trees is not allowed and may result in a fine, as will removal of trees not approved by the ARB during the site walk. Any tree within 20 feet of the house may be removed, and any tree that is less than 5 inches in diameter at a point 2 feet above ground may be removed. Clear-cutting is strictly forbidden.

Tree Vendors

Here are some experienced tree cutters that your neighbors and friends have used. The ARB is not promoting any particular vendor. We recommend that you confirm that their liability insurance is current.

| | | |
|------------------|-----------------------------|--------------|
| Phillip Allison | | 864-706-6099 |
| Dale Epperson | Epperson's Tree Service | 828-606-4980 |
| Eric Bayne | Complete Tree | 828 863-2668 |
| Adrian Burns | Burns Tree Service | 828 674-7124 |
| Jessie Burns | Jessie's Tree Service | 828 243-5080 |
| Richard Craig | Craig Landscaping | 828 777-6506 |
| Bill Gilliland | Bill Tree and Landscaping | 828 692-9251 |
| Nate Hamblen | Red Elm | 864 320-1100 |
| Roy Hermansen | Blue Ridge Tree Specialists | 828 606-0713 |
| | Schneider Tree Care | 864 244-3088 |
| Keith Willingham | | 828 243-8733 |