

Chestnut Hill Cove - Tree Policy

We hope you all agree, that living in Chestnut Hill Cove is made special by the fact that our complex is surrounded by a large wooded area. It provides each of us with a wonderful view of nature and sets our community aside from other townhouse complexes in the area. However, since our complex resides within a designated Maryland Forestry Department tree preserve, the Department of Natural Resources (DNR) has set the following rules regarding the dropping and removal of trees:

1. A tree must present a potential danger to human life or structure (fence, deck, house, parking lot, street lights, etc.) before it may be dropped. The DNR should be called to come out and give approval (provide a permit) before a tree is dropped. However, this rule can be waived in an emergency situation.
2. If a standing tree is dead, storm or wind damaged, and does not present a danger to life and/or property, it should not be dropped, especially if in a wooded area. However, the DNR allows a great deal of latitude when the tree is on private property or on townhouse common areas like our tree filled island circles. Each tree will be assessed by DNR on a case-by-case basis.
3. If a tree comes down naturally in a storm, high winds or by an act of nature, it should remain on the ground, especially if in a wooded area. It should not be cut up or hauled away. However, if a downed tree is on private property or on a townhouse common area, the DNR allows a great deal of latitude to have it cut up and hauled away.

The CHCHOA Board Of Directors has met with the DNR and has agreed that our townhouse complex will comply with these basic rules. It is a homeowner responsibility to contact the DNR to obtain the necessary permit for dropping and removal of a tree on private property. Dropping and removal of a tree on private property will be at homeowner's expense. If a tree is on common property it will be the responsibility of the association to obtain the necessary permit for dropping and removal of the tree. The expense of dropping and removal of a tree on common property is the responsibility of the association.

If you see a tree that resides on common association property and you believe it poses a potential danger, please contact PROCOM or the Landscape Committee immediately.