

FENCING APPLICATION

FLORENCE

Terms and conditions:

1. Eligibility for Incentives

The Buyer will be eligible for the fencing incentive as outlined below if the Buyer:

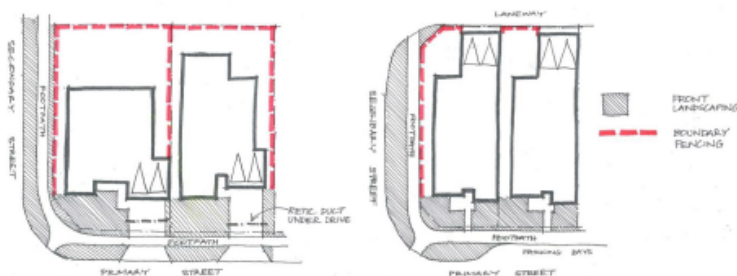
- (a) submits and receives the approval of the Seller to the dwelling specifications and plans, prior to commencing construction of a dwelling on the Property; and
- (b) completes the construction of the dwelling in accordance with the plans approved by the Seller, the Building Guidelines, and the Estate Covenant within:
 - (i) 30 months from the date of Settlement for a single storey dwelling; or
 - (ii) 30 months from the date of Settlement for a two-storey dwelling.

2. Fencing

- (a) Subject to the Buyer complying with clause 1, the Seller agrees to supply and erect fencing, which is consistent with the requirements of the Estate Covenant and Design Guidelines, to the side and rear boundaries of the Property, except to areas forward of the building line. This will include colourbond fencing to all dividing side and rear fences, and estate feature fencing to the secondary street side boundary only for corner lots. Selected lots within the estate will also receive estate front fencing abutting significant roads and public open space.
- (b) To avoid delays, the Buyer should submit applications for landscaping and fencing at lock up stage of dwelling construction.
- (c) It is the Buyer's responsibility to ensure the Lot and adjoining verge is level, clear of rubbish prior to the fence being installed.

3. Indicative location of fencing and landscaping

For information purposes, the below sketch is an indicative plan of the location of the fencing and landscaping.



4. General Incentive Acknowledgements

The Buyer acknowledges and agrees with the Seller that:

- (a) Incentives are not redeemable for cash or any other product or services;
- (b) the Incentives are personal to the Buyer and will not apply to and cannot be transferred to any other party to whom the Property is sold or transferred and will become null and void should the Property be on sold to another party;
- (c) the Buyer will not be eligible for the Incentives unless it complies with the requirements of **clause 1**.

GARDEN MAINTENANCE

FLORENCE

Florence Garden Maintenance Terms and Conditions:

1. Eligibility for Package

The Buyer will be eligible for the Garden Maintenance Package as outlined below if the Buyer:

- (a) Complies with the Terms and Conditions of the Florence Landscaping and Fencing Package.
- (b) Landscaping and Fencing is installed by the Developer as per the Florence Landscaping and Fencing Package.

2. Garden Maintenance Package

(a) Subject to the Buyer complying with clause 1, the Seller agrees to provide premium garden maintenance to the front garden of the property for a period of twelve (12) months from the time of installation by a contractor or contractors nominated by the Seller (Garden Maintenance).

(b) As part of the Garden Maintenance, the Seller agrees to provide:

- (i) Fifteen (15) lawn services, including cut and edge (2-6 weekly visits according to seasonal requirements)
- (ii) Fifteen (15) garden clean services, including weeding by hand and/or spray
- (iii) Two (2) fertiliser applications to turf
- (iv) One (1) Slow-release fertiliser application to all plant material
- (v) Fifteen (15) irrigation tests (does not include parts for out-of-warranty repairs)

3. The Buyer acknowledges and agrees:

The Buyer acknowledges and agrees with the Seller that:

- (a) the Garden Maintenance Package is only for the front garden.
- (b) The Buyer is responsible for standard maintenance and watering of the garden.
- (c) The Seller is not responsible for neglect or deterioration of the garden due to any reason.
- (d) the Package is not redeemable for cash or any other product or services;
- (e) the Package is personal to the Buyer and will not apply to and cannot be transferred to any other party to whom the Property is sold or transferred and will become null and void should the Property be on sold to another party;
- (f) the Buyer will not be eligible for the Package unless it complies with the requirements of clause 1.

LANDSCAPING APPLICATION

FLORENCE

The purchaser acknowledges that the landscaping package is subject to the following Terms and Conditions.

The landowner is required to:

1. Install a 90mm PVC duct under any paving, driveway and walls. This is required for the installation of irrigation pipes only.
2. Ensure that the site is clean, free from rubbish, rubble and weed, and graded to final levels 30mm below surrounding hard surfaces, and maintain this appearance until the landscape installation date.

This Landscaping Voucher (Voucher) entitles the homeowner to the following:

1. One consultation between the home owner and the landscape contractor. Please note that onsite consultations are available Monday - Friday between 7.30am and 3.30pm;
2. The design, supply and installation of irrigation and landscaping to the whole front and verge garden by the landscape contractor;
3. Siteworks, limited to minor grading. ***Please note that the removal of building rubbish, excess soil and rock from building excavation and weed eradication is not included;***
4. Installation of a lawn and plant bed automatic irrigation system. ***Please note that hard digging and trenching through rock is not included;***
5. Waterwise tree, shrub and groundcover planting;
6. Mulching of plant beds using an approved mulch determined by LD Total;
7. Roll on "Wintergreen" couch turf to lawn area;
8. This Voucher may only be used for a front garden and is not negotiable, that is, it cannot be used for rear or side gardens, except in the case of corner blocks;
9. No "hard" landscaping works are included within the package, i.e. walls, concrete kerbing, feature elements, brick & concrete paving or artificial turf;
10. Additional works beyond the scope of the Voucher, and extra to its value, may be negotiated to the satisfaction of both the homeowner/s and the contractor and will remain external to this Voucher program;
11. This Voucher is not redeemable for cash or any other products or services.