

Rules for the care and maintenance of greenery

1. The Lessee shall maintain the greenery within the boundaries of the used property and outside of these boundaries in the area of 2.0m from the fence, with the exception of green belts along the roads excluded from the subject of the lease.
2. The Lessee shall carry out maintenance works, according to the art of gardening, consisting in the removal of dead branches, the effects of heavy winds (fallen trees), cutting overhanging branches, forming tree crowns and trees and shrubs spraying against diseases and pests. Cutting, spraying and forming tree crowns referred to above shall be performed by the Lessee as necessary but not less frequently than once every five (5) years. The Lessee shall notify the Lessor in writing about its intention to perform the above-mentioned maintenance works.
3. All excavation work and other work performed by the Lessee near the trees and shrubs, including vehicle movement under tree crowns, should take into account the protection of root systems, trunks, tree crowns and shrubs against damage. For this purpose, the Lessee is obliged to construct the curbs around the tree trunks or to use the spacers, and to cut overhanging branches and perform tree crown forming works (referred to in point 2), if the free passage under the tree crown is impossible.
4. The Lessee shall not plant additional trees or shrubs on the leased property without Lessor's consent. The Lessee shall agree with Lessor the locations of planned plantings, and then inform the Lessor in writing about the plantings performed.
5. In case of planning to remove any trees or shrubs from the property, the Lessee is obliged to:
 - obtain the Lessor's consent to their removal,
 - obtain a permit to remove trees or shrubs of the competent administrative authority,
 - send a copy of the administrative decision within five (5) days of its receipt to the Lessor,
 - carry out the felling of trees and shrubs at its own expense,
 - execute orders resulting from the decision in consultation with the Lessor (submit a proposal of new planting locations)
 - notify the Lessor in writing of the fulfilment of orders resulting from the decision.
6. The Lessee is obliged to cooperate with the Lessor in determining the inventory of greenery performed periodically by the Lessor.