

- A. Removal and management of exotic vegetation and debris.
  - B. Revegetation of impacted areas with compatible native plant material.
  - C. Protection of preserve areas during and after construction activities.
  - D. Alteration of preserve areas.
  - E. The Preserve Area Management Plan cannot be changed without the approval of Martin County. Prohibited activities in the preserve areas include, but are not limited to, construction or placing of building materials on or above the ground, dumping or placing soil or other substances such as garbage, trash and cuttings, removal or destruction of native trees, shrubs or other vegetation, excavation, dredging or removal of soil material, diking or fencing, recreational vehicle use and any other activities detrimental to drainage, flood control, water conservation, erosion control, or fish and wildlife habitat conservation or preservation.
  - F. Martin County shall have the right to enforce the provisions of the Preserve Area Management Plan through any available administrative or civil proceeding which may result in penalties, appropriate revegetation and other remedies as against any person, corporation or other entity in violation of any of the provisions of the Preserve Area Management Plan.
18. Residential Area - Uses Permitted, Size and Dimension Criteria - Developer agrees that all buildings and structures within the residential area, to include the following uses: private guest house, servants' quarters, private stable, breeding stable, private greenhouse, and accessory buildings for private use only in connection with or as an adjunct to a private dwelling already on the premises, as defined in the Code of Laws and Ordinances of Martin County, Florida, shall conform with the height, site area and setback requirements of the E-1, Estates and Suburban Homes District, as found in the Martin County Zoning Regulations.
19. School Impact - In the event the County adopts a school impact fee or assessment ordinance applicable to Stuart West, the Developer agrees to abide by the terms and conditions of said impact fee ordinance.
20. Signage - During the construction, sale and promotion of any and all phases of Stuart West, including the commercial area, the Developer shall have the right to place signs for the sale and promotion of the project upon the lands included within the project at such locations as the Developer deems appropriate after having received approval of the Director of the Growth Management Department of Martin County, Florida. All such signs shall be removed within one (1) year of the issuance of a certificate of occupancy for the last unit to be completed. The Developer shall likewise be authorized to place such necessary signs for the direction and control of traffic, parking and identification and location of amenities, improvements and areas within the subject project and property as it shall deem appropriate after having received approval of the Director of the Growth Management Department of Martin County, Florida.
21. Stabilized Shoulders - The Owner agrees to provide eight feet (8') of stabilized shoulders at 50 p.s.i.f.b.v. along all local and collector roadways and stabilized shoulders at