

# Landscaping Guidelines

**ARC APPROVAL IS REQUIRED BEFORE ANY WORK IS COMPLETED!**

Please see “Side Notes” and “Common Questions” for specific requirements.

## 1. Landscaping:

- a. Requires – ARC Form, Detailed Statement/Image, & Site Plan.
  - i. ARC application shall be filled out with the homeowner/ renters’ name, address, home phone or cell and email address.
  - ii. A detailed statement/image shall be attached to the ARC application listing the materials to be used. **(See side notes below for specific requirements.)**
  - iii. The homeowner shall also include a site plan provided by the office or pulled from online, with the location of the alteration shown and noted.
- b. Check - Call Line Locators: (1-800-292-8525), check Drainage/Utility Easements, and ARC Guidelines.
  - i. Call Line Locators prior to installing the posts to locate underground utilities.
  - ii. Be aware of the drainage and utility easements on your property. You cannot deny access to any utility companies and this addition must not impede the drainage across your lot.
    1. Landscaping shall not interfere with easements or affected drainage or adjoining properties.
  - iii. Owner is responsible for verifying all lot lines, corners, easements, setbacks, etc. and shall be responsible for obtaining all necessary permits and complying with city codes. Owner shall also be responsible for maintaining property lot drainage as a result of the addition/alteration.
- c. **Side note :**
  - i. Locate property corner pins to insure landscaping is installed on your property.
  - ii. Landscaping must be properly maintained in accordance with the Deer Creek Architectural Review Guidelines.
    1. Trees, shrubs, all plantings, lawns, yards, landscaping, paved areas, and flowerbeds shall be well maintained. This guideline applies to the front, back, and side yards as well as applicable alley ways and fence lines.
    2. Flowerbed materials may only be made up of either:
      - a. Pine Straw: Browns or Synthetic Dark Red
      - b. Mulch: Browns, not Red.
      - c. River Rocks: Strictly Two-tone

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## Landscaping Guidelines

1. Answer: Yes, but subject to ARC approval.
- iv. Are Fruit Trees allowed?
  1. Answer: Yes, but must be located in the backyard behind a fence, and are subject to ARC approval.
- v. Are Vegetable gardens allowed?
  1. Answer: Yes, but must be located in the backyard behind a fence, and are subject to ARC approval.
- vi. May I have my gas lamp removed?
  1. Answer: Yes, but subject to ARC approval.
- vii. May I use rocks for landscaping?
  1. Answer: Rocks are subject to ARC approval depending on size and color.
    - a. **Pebbles/Gravel will not be approved.**
    - b. **White rocks will not be approved.**

### Reference:

- Pg.13, paragraphs “i” of the ARC Guidelines
- Pg. 14 paragraph “r,” of the ARC Guidelines
- Pg. 15, “Landscape Design Standard,” of the ARC Guidelines
- Pgs.2-4 of the fining procedure manual.
- Covenants: #15 “Planting and Obstructions.”
- ARC Meeting Nov. 15<sup>th</sup>, 2022. (BC. VF. JL. RZ.)
- ARC Meeting Mar. 27<sup>th</sup>, 2023 (BC. VF. JL. RZ. PN.)

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