

Landscaping Code Checklist

A landscape design plan shall be submitted as part of applications for a new or amended site development plan, planned unit development proposal, right-of-way excavation permit, or parking facility building permit.

Except for single-family and two-family residential properties, the landscape design plan is required to be prepared and signed by a Colorado licensed landscape architect or certified/licensed landscape contractor. For Commercial, Multi-Family, Civic and Institutional properties, an irrigation plan must also be submitted alongside the landscape design plan.

Landscape design plans will be reviewed in accordance with the procedures and requirements as outlined in Chapter 16 (Zoning/Development Standards) of the Edgewater Municipal Code, Article 34: Water Efficient Landscaping Requirements (https://library.municode.com/co/edgewater/codes/municipal_code?nodeId=EDMUCO_CH16ZO_ART34WAEFLARE)

The landscape code applies to the following types of projects undertaken on all types of property:

- All new construction of a primary structure
- Replacement or remodeling of a primary structure resulting in more than 500 sq.ft. of additional gross floor area
- Construction of new streetscapes and rights of way (e.g., medians and curbside landscaping)
- Construction of new parking lots containing 10 or more spaces or the redesign or reconfiguration of existing parking lots with 10 or more spaces.

The landscape code requirements **do not apply** to modifications by a property owner or landscape professional to existing landscaping only.

**ALL APPLICATIONS ARE ACCEPTED THROUGH EDGEWATER'S ONLINE PORTAL AT
WWW.EDGEWATERCO.GOV/BUILDING**

USE THE CHECKLIST BELOW AS A GUIDE FOR LANDSCAPE DESIGN PLAN ELEMENTS TO BE

- INCLUDED AS AN SEPARATE PAGE WITH PLANS, PROPOSALS, OR PERMIT APPLICATIONS
- ALL SHEETS SIZE 24" X 36'
- PROJECT INFORMATION SHEET
- LANDSCAPE ARCHITECT AND/OR CONTRACTOR CONTACT INFORMATION (IF APPLICABLE)
- TEXT NO SMALLER THAN 1/8 INCH
- NO COLOR TEXT, COLOR GRAPHICS OR SHADING
- TITLE BLOCK FORMAT CENTERED AT THE TOP OF EACH SHEET - ASDP; PROPERTY ADDRESS; LEGAL DESCRIPTION
- SHEET X OF X FORMAT IN LOWER RIGHT-HAND CORNER

Design Plan

- A scaled plan including all major features of the property (e.g., property lines, city right of way, street names, existing and proposed structures)
- Plant material calculations
- Delineated and labeled hydrozones
- Proposed plants
- Location, type and depth of mulch and soil amendments
- Location and type of any water features, pools or hot tubs.
- Any existing trees or plants
- Any stormwater management areas (such as rain gardens, bioswales, or permeable pavers)
- Signature from a Colorado licensed landscape architect or certified/licensed landscape contractor (except for single-family and two-family properties)

General Plant Material Standards

- Include specifications on plant species, spacing, sizing, and installation
- Indicate that plants have been hydrozoned
- Living plant material coverage percentage (excluding tree canopies), based on property type
- Cool season turfgrass area and slope compliance
- Use of preferred turf species
- Water wise plant material coverage percentage
- Location, number, and species of trees (and shrubs)

General Non-Living Landscape Materials Requirements

- Proper soil amendment, mulch, landscape fabric, and water features

Irrigation Plan for Commercial, Multi-Family, Civic and Institutional Properties

- A scaled plan including all major features of the property (e.g., property lines, city right of way, street names, existing and proposed structures)
- Location and size of point of connection to water supply, meter locations, static water pressure at point of connection to the water supply, and dynamic pressure for proper system operation.
- Location, type and size of all components of the irrigation system.
- A legend identifying the irrigation components.
- Flow rate, application rate, and operating pressure for each irrigation zone.
- Installation details for all components.
- Recommended irrigation and maintenance schedule.
- Signature from a Colorado licensed landscape architect or certified/licensed landscape contractor

All landscaping installed pursuant to an approved landscaping and irrigation design plan shall be inspected by the City for compliance with the approved plan.

Please note: *Landscape inspections will not be performed between November 1st and March 1st. If a landscape design plan is submitted between these dates, a landscape collateral agreement will be issued, and the applicant shall provide collateral to the City in cash. This deposit will be returned if the associated landscaping is installed, and an inspection is passed prior to July 15th of the next irrigation season.*

This checklist is meant to assist applicants with land use review procedures, submittal requirements, and overall processes for evaluation. However, it is not a complete summary of the City of Edgewater's development codes, nor is it intended to be.

Applicants are highly encouraged to familiarize themselves with the requirements of the City's development codes and all amendments hereto.

Contact City of Edgewater staff for further information and assistance with your application.