



CREEKSIDE I HOMEOWNERS' ASSOCIATION
INTERIM GUIDELINES FOR WATER-WISE LANDSCAPING

Adopted August 8, 2023

Water-wise — A term used to describe a water- and plant-management practice that emphasizes using plants that have lower supplemental water needs and grouping plants by water needs to encourage more efficient water use.

-From GardenCenterMag.com

On May 17, 2023, Senate Bill 23-178 was signed into Colorado law addressing water-wise landscaping in Homeowners Association communities with single family detached dwellings. This interim policy converts the detail of the law into practical application for homeowners in the Creekside neighborhood.

These guidelines will apply to all future landscaping modifications.

1. Artificial turf is allowed in the backyard in areas not visible from the public sidewalk as a non-vegetative option. Corner lot artificial turf designs should conform to the Interim Landscaping Guidelines for Xeriscape and may require additional screening using plant material. Care must be taken to ensure that potential increases in runoff/drainage will not affect neighboring properties.
2. The use of different hardscape aspects of the landscape design is encouraged. This can be concrete, pavers, stone pavers as some examples. The hardscape design should typically include some variation in material and/or pattern, however there are no minimum amounts of hardscape required. Non-turf areas shall conform to the requirements of the Xeriscape Guidelines.
3. Each landscape design should be unique to each property and there are no minimum or maximum requirements in regards to non-drought and drought tolerant vegetation. However, the landscape design should otherwise conform to the current Covenants/Design Guidelines and will be evaluated in regards to the appearance or show of the landscaping in each season.
4. Vegetable Gardens are allowed in the backyard and the side yards within the side and rear setback requirements. Elevated Soil Beds are allowed in backyards, however the design and placement must be reviewed by the Design Review Committee and approved prior to installation. The number and size of the Elevated Soil Beds is dependent on the size of the backyard and the design chosen by the Homeowner and will need approval from the Committee. Elevated Soil Beds may be located within side and back set back areas with the adjoining neighbors' approval up to 5% of the available back yard. Total coverage of Elevated Soil Beds not within side and back setback areas or visible from public right of way shall not exceed 15% unless otherwise approved by the Design Review Committee.

Vegetable gardens located in the side or front yard must be incorporated with



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traditional or xeriscape landscape designs consistent with the Covenants/Design Guidelines or Xeriscape Guidelines. The use of pollinator plants, flowers, herbs, fruits and leafy greens or other edible plants must be cultivated and well-maintained (weeded and appropriately trimmed).

Elevated Soil Beds are considered an above ground structure whose design and placement must be reviewed and approved by the Design Review Committee prior to installation in accordance with the Covenants/Design Guidelines.

Definitions:

- Vegetable Garden (per SB23-178): A plot of ground or elevated soil bed in which pollinator plants, flowers, or vegetables or herbs, fruits, leafy greens, or other edible plants are cultivated.
- Elevated Soil Bed: A plot of ground bordered on all sides and filled with additional soil four inches (4") or more above the surrounding grade.

5. The following Preapproved Designs may be incorporated in an overall traditional or xeriscape landscape design. These preapproved designs are not complete yard designs by themselves. The chosen one(s) must still be submitted as part of a full landscape design for review and approval with the completed Project Submission Form.

- <https://plantselect.org/wp-content/uploads/2021/05/HIGH-ELEVATION-PLANTING-DESIGN-front-yard-with-list.pdf>
- <https://plantselect.org/wp-content/uploads/2021/05/HIGH-ELEVATION-PLANTING-DESIGN-Backyard-with-list.pdf>
- <https://plantselect.org/wp-content/uploads/2021/01/2-PS-Part-Shade.pdf>
- <https://plantselect.org/wp-content/uploads/2021/02/PS-Part-Shade-2.pdf>