

## Landscaping Project Coming Up? Please Read these Guidelines before you Begin!

Do you have plans to install or renovate your landscaping? If so, please consult the Landscape Design Guidelines before starting your project. All residential landscaping projects must be approved by the HOA Design Review Committee prior to work starting.

For more information see the Design Guidelines, which are posted online: [www.paintersridge.org](http://www.paintersridge.org) Click on the "About the HOA" tab, then scroll down to "Governing Documents" and click on "Design Standards" for the document and forms.

Questions? Contact the Landscape Design and Review Committee Chair:

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### Landscaping FAQs

#### How quickly do I need to landscape?

All new landscaping must be installed within 180 days of occupancy.

#### Is there a preferred landscape style?

The design standards are intended to guide landscaping within residential lots in a manner that allows for individual creativity while assuring compatibility within the overall natural and open character of Crystal Valley Ranch. Con-

tinuity may be achieved through the use of native vegetation and other vegetation that is designated as hardy in the local climate. The open appearance of the community must be maintained. Site-specific landscaping improvements must integrate building structures into the site. Landscape designs should include transitions from more intensely built areas into the natural open space areas, appropriate use of buffer areas and screening techniques, re-vegetation of disrupted areas with similar plant materials, and incorporation of a native plant palette to "fit" into the overall character of the community.

#### When should I submit landscape plans?

Whenever you are changing the character of your landscaping, including: the addition of retaining walls, fences, sod, significant plantings, or the removal of gambel oak.

#### How much sod can I have?

The Committee will carefully scrutinize any submission having intensely irrigated sod or bluegrass totals of: *(the following are maximums)*

- (a) Sites having a gross square footage of one acre (43,560) or more, 5,000 sq ft of sod;
- (b) Sites having a gross square footage of  $\frac{3}{4}$  acre (32,670) to 1 acre, 4,000

sq ft of sod;  
(c) Any site with gross square footage up to  $\frac{3}{4}$  acre (32,669 or less), 3,000 sq ft of sod.

#### Must I have irrigation?

All planted areas shall receive automatic-type irrigation. The irrigation system shall provide complete coverage to the edge of the road and shall minimize spray on streets, walks, adjacent properties, etc. and shall be functional at the time of landscape installation.

#### Are there restrictions on outside lighting?

Per Ordinances of the Castle Rock Municipal Code, the use of "flood lights" is prohibited. Full cut-off light fixtures are required for all exterior light fixtures to reduce negative impacts to off-site land uses. The "Dark Sky" enhancement concept is recommended where possible. Non-glare landscape lighting is strongly encouraged. However, the Committee reserves the right to prohibit any lighting it deems a nuisance to adjacent properties. The owner must meet all local, County or State ordinances regarding lighting.

#### Can I have a dog run?

Doghouses, if approved, must be located in the backyard or back area of the lot. They must be screened from visual impact to any

neighboring residence. Dog runs shall be restricted to 15' back of the front plane of the house on the side and / or rear of the building envelope or setback area of the lot and shall not exceed 500 square feet in coverage. All enclosures must not exceed 54" in height and must be adequately screened from adjoining residences and roads with hedges, berms, etc.

#### Can I have playground equipment?

Play equipment of any kind may not be of bright colors (natural colors only) and must blend in the natural surrounding. Appropriate screening and integration into the overall landscape plan will be required.

#### Can I remove gambel oak?

One of the primary goals is to minimize the disturbance to and preserve existing vegetation, which is essential to the visual quality of Painters Ridge and is important in preventing soil erosion and the protection of wildlife and other natural systems. Unit Owners and builders may not remove trees or gambel oak or begin clearing operations prior to final approval of plans by the Design Review Committee. Trees may be cut after such approval only for clearing the driveways and building pads. All other tree or gambel oak clearing must be approved as part of the Landscape Plan.