

South Timnath Metro District

Tall Grass Landscape and fencing requirements for lots.

1. Full front yard irrigation. (With rain sensor)
 - a. Back yard landscape is up to the builder and/or homeowner agreements. ADA submittal is required for back yard landscape.
2. Front yard non-landscape areas to be irrigated with drip system. (On lawn rain sensor)
3. All turf/sod to be Bluegrass.
4. 3 – 2.5 to 5 gal shrubs.
5. River rock, size 1.5 inch to 2 inch. (No mulch)
6. Edging as needed, metal and/or concrete.
7. Deciduous Tree, size 1.5 inch to 2 inch.
 - a. Placed one (1) Deciduous Tree in front tree lawn area.
 - b. Corner lots: Place one (1) - deciduous tree in front tree lawn area and Two (2) 2 " deciduous trees in side lot tree lawn areas.

Tree Lawn note:

All homes should have at least one tree in front tree lawn area; corner lots should have 2 trees down side lot of tree lawn area. Check with District if unsure. Tree lawn exemptions are approved by ACC only. Exemptions would be some Cul-de-Sac's due to radius, street light poles, utility pedestals, Town site triangle, street signage and distance from driveway.

8. Fencing Type 1 - 5 foot Privacy fence. All fences (Both Sides) must be stained with approved stain and color.
9. Approved fence stain is Sherman Williams Traditional Russet. See Stain chip on web site.

