

(1) All required landscaping shall be provided, at minimum, with a temporary automatic irrigation system or alternative establishment plan sufficient for the establishment and ongoing health of all required landscaping plant material. ~~Where available, reclaimed water shall be used for landscape irrigation. Use of harvested rainwater or stormwater reuse for irrigation is encouraged. The use of irrigation wells is discouraged. Where possible low volume irrigation shall be used.~~

(2) The irrigation ~~plans~~ system or alternative establishment plan shall be designed by a landscape architect, Florida Water Star Certified Accredited Professional, or a certified irrigation designer and shall be installed according to the manufacturer's specifications and the most recent edition of the Standard Plumbing Code, 1994 Edition, promulgated by the Southern Building Code Congress International, Inc. The irrigation plan must meet the requirements in Article VI of Chapter 77 Water Quality Code.

~~Irrigation plans for any permanent irrigation shall be included in all landscape and planting plans.~~

(3) ~~Where automatic irrigation systems are proposed, water conservation shall promote water conservation shall be maximized by employing such methods as micro-irrigation or efficient sprinkler zoning. The irrigation system shall be designed and located to minimize the watering of impervious surfaces. Trees shall have individual low flow or micro-irrigation supplies. Once trees and other plant materials are established, the use of the temporary irrigation system shall be discontinued.~~

(4) ~~Moisture sensors, weather stations, evapotranspiration (ET) sensors, or rain-gauge (automatic rainfall shutoff device) equipment shall be required on automatic irrigation systems. A functioning soil moisture sensor based controller or weather based controller that inhibits or interrupts operation of the system during periods of sufficient moisture shall be required on all irrigation systems to avoid irrigation during periods of sufficient rainfall.~~

(5) Prior to the installation of any irrigation systems within a public right-of-way, a right-of-way use permit shall be obtained from the Alachua County Public Works Department. Such system installation shall meet the construction and inspection standards of the public works department.

(b) ~~Soil Augmentation Plans and Requirements. Soil Augmentation is required for irrigable areas of 2,000 square feet or greater.~~

(1) Newly planted areas of 2,000 square feet or greater shall incorporate soil amendments into the soil to a depth of at least 6 inches at a rate of four cubic yards of amendment per 1,000 square feet or at the current UF/IFAS rate as recommended in an EDIS document. This requirement does not apply to stormwater basin bottoms and sides, or any areas that retain existing soil and vegetation.

(2) Soil amendments shall use certified compost certified by the U.S. Composting Council where available. Soil amendments should be in accordance with the current guidance provided by UF/IFAS and shall conform to the following:

a. The amended soil shall Have an organic matter content of ten (10) percent or greater and a pH between 6.0 and 8.0, and

b. -Be free from noxious weeds and roots, salts, clay lumps, any nonsoil materials such as rock, concrete, brick chips, or building materials, foreign matter, and any chemicals, biological or radiological contaminants and biosolids as a feedstock ingredient.

→ -(3) New single family construction proposing a permanent irrigation system shall meet the requirements of 407.46(b) 1 and 2 above regardless of the size of the newly planted area.

~~Alternative xeriscape plan. Temporary or minimal irrigation systems acceptable to xeriscape practices may be used when an alternative xeriscape plan has been approved by the DRC. An alternative xeriscape plan may be approved by the DRC when the applicant can assure the health and survivability of all landscaping plant materials.~~

(Ord. No. 05-10, § 2, 12-8-05; Ord. No. 12-09, § 2(Exh. A), 10-9-12)

Sec. 407.47. - Maintenance.

(a) The property owner, association or entity shall be responsible for the maintenance of all landscape areas in accordance with the approved landscape or planting plans. The property owner shall ensure that irrigation systems on their property are inspected at least annually for leaks, overspray, maladjusted heads, and heads that may be capped due to changes in the landscape, such as maturity or changes in plants. Technology that inhibits or interrupts operation of the system during periods of sufficient moisture may need to be replaced periodically and shall be correctly functioning. Irrigation systems with known leaks shall not be operated until the leaks are repaired, except for testing purposes.

(b) Upon determination by the county, or county-designated qualified specialist, that a required tree or plant is dead or severely damaged or diseased, the tree or plant shall be replaced by the owner with the same or equivalent plant material as approved by the county, in accordance with the standards specified in this article.

(c) All landscaped areas required as part of a development plan including buffers, whether in common or private ownership, shall be the responsibility of that development's property owners' association. Where there is no property owners' association, such landscaped areas shall be the responsibility of the property owner.

(d) All trees may be pruned to maintain shape and promote their shade-giving qualities. They should be pruned to remove diseased or dying portions in areas where falling limbs could be a hazard to people or property. Lower limbs may be removed to provide clearance for pedestrians. In addition, trees located in association with vehicular use areas shall also be pruned to allow a seven-foot clearance from ground level to avoid potential for damage or injury to both pedestrians and vehicles, after they have adapted to the site. Mature trees overgrowing driveways should be pruned a maximum of 14 feet to allow the passage of emergency vehicles. However, the excessive pruning or pollarding of trees into round balls of crown or branches, which results in an unnecessary reduction of shade, shall be prohibited, and may require supplemental plantings. All pruning shall be done following the American National Standard for Tree Care Operations "Tree, Shrub and Other Woody Plant Maintenance Management - Standard Practices (Pruning)."

(Ord. No. 05-10, § 2, 12-8-05)

Sec. 407.48. - Alternative compliance.