

7.7 Landscaping, Screening, Buffering, and Fences

7.7.1 Purpose.

The city recognizes landscaping, tree preservation, buffering, and screening as important features and activities to:

- A. Blend the built and natural environment and preserve the natural landscape;
- B. Mitigate or minimize potential nuisances such as noise, light, glare, dirt, litter, signs, parking, or storage areas and to provide a transition between uses;
- C. Conserve water resources by using sustainable design and maintenance techniques and low-water plant species;
- D. Promote environmental benefits such as improved stormwater retention, water quality, and air quality, soil moisture, groundwater, and erosion prevention;
- E. Improve the appearance of development and establish an attractive streetscape; and
- F. Increase the urban tree canopy.

7.7.2 Intent.

- A. The intent of these regulations is to achieve and maintain an average minimum of 30 percent tree canopy coverage citywide from preserved trees and newly planted trees, and to promote a multi-aged urban forest. Specifically, to achieve the city's goal of a city-wide average tree canopy cover of at least 30 percent, the following goals are established for specific areas of the city based upon the unique ecoregions present in different areas of the city:
 - 1. For areas east of the Interstate 35/Interstate 35-W corridor, where the Cross Timbers ecoregion is more prevalent, the minimum canopy goal shall be 40 percent coverage.
 - 2. For areas west of the Interstate 35/Interstate 35-W corridor, where the Grand Prairie ecoregion is more prevalent, the minimum canopy goal shall be 20 percent coverage.
- B. These regulations are intended to promote the functional distribution of that canopy throughout various land uses as development occurs through a combination of planting and retention goals and requirements for tree canopy cover.

7.7.3 Applicability.

- A. **General Applicability.** Except as otherwise provided in this Section 7.7: Landscaping, Screening, Buffering, and Fences, the standards in this section, and the [Landscape and Tree Preservation](#) Criteria Manual shall apply as set forth in Section 7.2: Applicability, with the following modifications:
 - 1. **New Development.**
 - a. A new principal structure is constructed; or
 - b. An existing principal structure is relocated on the lot.
 - 2. **Expansions and Enlargements.** All expansions or enlargements shall be considered together with any other expansions or enlargements during the previous two year period.
 - a. The entire site shall comply with this Section 7.7 when:

-
- i. The number of multifamily dwelling units on a property is increased by more than 25 percent; or
 - ii. Ten or more additional multifamily dwelling units are created within the MD zoning district; or
 - iii. The square footage of a nonresidential building is expanded or enlarged by more than 50 percent; or
 - iv. The addition or expansion of one or more structures or uses that requires specific use permit approval.
 - b. The portion of the site being expanded and/or improved shall comply with this Section 7.7 when:
 - i. Except for within the MD zoning district, the number of dwelling units on a property is increased by between 10 and 25 percent or 10 dwelling units, whichever is less; or
 - ii. The square footage of a nonresidential building is expanded or enlarged by between 10 and 50 percent; or
 - iii. Parking area improvements or expansions including reconfiguring, reconstructing, or other similar projects, but not including resurfacing or restriping.
 3. **Electric Substations and Switch Stations.** Landscaping, screening, buffering, and tree standards for electric substations and switch stations shall be pursuant to Subsection 7.13.7: Electric Substation, Interchange, and Switch Station Design.

B. Exemptions.

1. Expansion of a single-family detached dwelling, duplex, or townhome within the permitted building coverage.
2. Cumulative expansions and enlargements of a multifamily development or nonresidential use less than 1,000 square feet.
3. Conversion of a residential structure to a nonresidential use where no site improvements are required.

C. Alternative Landscaping.

1. **Alternatives Authorized.** A reduction in the count, configuration, or location of required landscaping materials may be allowed when alternatives are justified by site or development conditions. Conditions justifying approval of an alternative landscape plan include:
 - a. Natural conditions, such as watercourses, natural rock formations, or topography;
 - b. The likelihood that required landscaping material at maturity would not achieve the intent of this DDC due to topography, placement, or other existing site conditions;
 - c. Unique lot size or configuration;
 - d. Challenges associated with infill development or redevelopment on small lots;
 - e. The presence of existing utility or other easements;
 - f. The potential for interference with public safety;
 - g. Preservation of natural vegetation; or
 - h. Other situations where strict adherence to the buffer or landscaping standards in this DDC are determined impractical by the Director.

-
2. **Alternative Landscape Plan Approval Criteria.** The Director may approve alternative landscape plans that do not meet the specific requirements stated in this Section 7.7, when the Director determines that the alternatives meet the following criteria:
 - a. Are consistent with the purposes of this Section 7.7;
 - b. Do not include invasive vegetation included in an adopted city, county, or state list of prohibited or invasive species;
 - c. Provide equal or superior buffering of adjacent properties from anticipated impacts of the proposed development; and
 - d. Provide equal or superior visual appearance of the property when viewed from a public right-of-way.

7.7.5 Landscape and Tree Canopy Requirements.

A. Applicability to the Development Impact Area.

1. Single-family, Duplex, Townhome, [Triplex, and Fourplex](#) Dwellings:
 - a. Existing single-family, duplex, townhome, triplex, and fourplex lots that are currently developed are exempt from the minimum requirements contained in subsection B.
 - b. New detached single-family, duplex, townhome, triplex, and fourplex subdivisions are required to provide landscaping as specified in subsection E.
2. Multifamily and nonresidential developments are required to comply with all landscaping and tree canopy requirements in this section.
3. All replacement trees included as part of the approved tree preservation/replacement plan shall be credited against the trees planted, as required by this section.
4. [Denton Municipal Airport properties are required to comply with the following subsections only:](#)
 - a. [Subsection B: Minimum Landscape Area and Tree Canopy Requirements, with the following changes:](#)
 - i. [Minimum landscaped area pursuant to Table 7.D. Additionally, 70% of all landscaped areas outside the Air Operations Area \(AOA\) shall be planted with a mix of ornamental grasses, groundcover, or other non-turf plantings from the approved plantings list.](#)
 - ii. [Minimum tree canopy cover in Table 7.D does not apply.](#)
 - b. [Subsection C: Measurement and Calculation of Landscape and Tree Canopy Areas.](#)
 - c. [Subsection D: Appropriate Planting Materials.](#)
 - d. [Subsection F: Landscape Plan and Point System, with the following changes:](#)
 - i. [No minimum point total is required as stated in Subsection F, Subpoint 4a.](#)
 - ii. [Table 7.E, Section A shall only apply to projects with Development Impact Areas adjacent to airport perimeter roads.](#)
 - iii. [Table 7.E, Section B elements containing trees may be substituted with ornamental grasses. Parking areas within the AOA may utilize turf grass to satisfy this requirement.](#)

- B. **Minimum Landscape Area and Tree Canopy Requirements.** Landscape area is the portion of a development impact area which is comprised of trees, shrubs, and pervious groundcovers. The percentage of landscape area required shall be based on the property's zoning designation, as indicated in Table 7.D below.

Table 7.D: Minimum Landscaped Area and Tree Canopy Cover by Zoning District		
Zoning District	Minimum Landscaped Area (percentage lot area <u>development impact area</u>)	Minimum Tree Canopy Cover (percentage lot area)
Residential		
RR	65	25
R1	70	50
R2	50	50
R3	50	50
R4	50	50
R6	25	40
R7	20	40
Mixed-Use		
MN	20	40
MD	15	20
MR	25	30
Corridor		
SC	20	30
HC	30	30
Other Nonresidential		
GO	20	30
LI	15	20
HI	15	15
PF	15	15

C. **Measurement and Calculation of Landscape and Tree Canopy Areas.**

1. **Tree Canopy Measurement.**

- a. Tree canopy is measured by computing the area that the mature canopy will encompass, based on the tree list contained in the [Site Design Landscape and Tree Preservation Criteria Manual](#). The mature canopies may be estimated for existing trees on-site. Any tree not on the tree list may be estimated by a registered landscape architect or [ISA or ASCA certified arborist](#).
- b. The required percentage of tree canopy required shall be based on the zoning of the property as described in Table 7.D. The required tree canopy area shall apply to either:
 - i. The entire development impact area, or
 - ii. The entire lot being developed, minus the footprint area of any proposed buildings.
- c. The selected method for calculating the required tree canopy must be explicitly stated on the Landscape Plan.

2. **Qualifying Types of Landscaping and Tree Canopy - General.** The following may count towards meeting the landscape and tree canopy requirements:

- a. All landscaped areas planted and maintained within the development impact area;

-
- b. Tree canopy in the adjacent public right-of-way;
 - c. All required mitigation trees may count towards landscaping (including street trees and yard trees) if planted trees have a minimum of two-inches dbh; and
 - d. Plazas and pedestrian circulation areas if constructed with pervious material and not located within the public right-of-way.
3. ~~Qualifying types of~~ **Low Impact Development (LID) Designs.** Low Impact Development (LID) options count toward required landscape if installed and maintained pursuant to the North Central Texas Council of Governments Integrated Storm Water Management (iSWM) strategies, including [but not limited to:](#)

[a. Qualifying types of Low Impact Development Designs](#)

~~a.i.~~ **Bioswales:** Bioswales are vegetated swales planted with ~~wet~~ [flood](#) tolerant species of plants or ornamental grasses. They transport, store, and allow infiltration of water, and can be designed as a landscape feature. Bioswales are not grassed, but are planted with a variety of plant species that can withstand occasional water inundation for short periods of time.

~~b. ii.~~ **Grassed Swales:** Grassed swales are designed conveyance devices used to transport water over the surface of the ground to a point of disposal that may be a catch basin, ditch, or water body that will filter, infiltrate, evaporate, and clean the water of total suspended solids and other pollutants. Swales are often appropriate along property lines, public streets, and around buildings.

~~c. iii.~~ **Bioretention Facilities:** (a.k.a. Rain Gardens) Bioretention facilities are small shallow depressions planted with a variety of native or ornamental plants that can treat small amounts of runoff to improve water quality. Bioretention facilities are generally small collections of flood-tolerant plants planted on a low site area that naturally collects rainfall.

~~d. iiiii.~~ **Sand Filters:** Sand filters are depressions, trenches, barriers, or sand lens, constructed of porous mineral matter that improve ground water recharge, to filter, clean and trap waterborne pollutants.

[b. Low Impact Development Designs shall be reviewed in tandem with the proposed drainage plan submitted with the Civil Engineering Plans, prior to approval of the landscape plan.](#)

D. Appropriate Planting Materials.

1. Ninety percent of plantings shall be from the approved landscape plant list in the ~~Site Design~~ [Landscape and Tree Preservation](#) Criteria Manual [Planting List](#).
2. In order to ensure biodiversity and protect against tree [pests or](#) disease, if 20 or more [large or medium](#) trees are planted, no one species of tree may exceed ~~30~~ [20](#) percent of the total new trees on the site, [and no more than 30 percent of the same genus may be planted on-site.](#)
3. ~~At least 50 percent of the trees planted must be native, indigenous, or adapted, as indicated on the approved landscape plant list.~~

[3. Multi-family and non-residential turf grass:](#)

- a. [100% of turf grass used must be selected from the approved Planting List.](#)
- b. [Turf grass shall not be used to satisfy more than 30% of the required landscape areas.](#)
- c. [Athletic fields, outdoor recreation uses, and other uses as determined by the Director may be exempt from this requirement.](#)

4. [Xeriscape design as defined in Section 9.2.](#)

[a. Xeriscape planting material shall be in accordance with the approved landscape plant list in the Landscape and Tree Preservation Criteria Manual Planting List](#)

E. **Minimum Landscaping for Single-Family Detached Dwelling, Duplex, Townhome, Triplex, and Fourplex Lots.**

1. All single-family, duplex, and townhome lots must contain a minimum of one large shade tree per dwelling.
2. All triplex and fourplex lots must contain a minimum of one large shade tree per lot.
3. At least 30 percent of the front yard shall be landscaped.
4. At least 20 percent of the rear yard shall be landscaped.
5. [All single-family, duplex, townhome, triplex, and fourplex developments with open space within common area lots shall provide a landscape plan for these lots showing a minimum of:](#)
 - a. [Compatibility buffers](#)
 - b. [Plant schedule](#)
 - c. [Street trees](#)

F. **Landscape Plan and Point System.** In addition to the above standards, the following requirements shall apply to all developments except single-family detached dwelling, duplex, [triplex, fourplex](#), and townhome lots:

1. A landscape plan is required for all developments demonstrating compliance with the required minimum landscape area requirements, at the time of application for whichever of the following comes first:
 - a. Specific use permit;
 - b. ~~Site plan~~ [Zoning Compliance Plan](#); ~~or~~
 - c. [Planned Development Application](#)
 - d. [Civil Engineering Plans](#); ~~or~~
 - e. Building permit.
2. All landscape plans shall be drawn and sealed by a registered landscape architect.
3. All landscape plans shall contain at a minimum the following elements:
 - a. A delineation of the property boundary, the development impact area, ESAs, preserved habitat areas, and any easements;
 - b. Dimensioned buffer areas, right-of-way screening areas, and parking lot landscaping areas;
 - c. Location and tabulation of all proposed plantings, including size at the time of planting and expected canopy area of all trees at maturity, as provided for in the ~~Site Design~~ [Landscape and Tree Preservation](#) Criteria Manual;
 - d. Tabulation of how the required landscape and buffer points, as described in the sections below, are provided;
 - e. Tabulation of the required and provided number of street trees, unless provided on a separate street tree plan at the time of platting; and

- f. Any additional information required to demonstrate compliance with the requirements of this section.
4. Landscape area and tree canopy shall be designed using a combination of elements from the point system described below:
- a. All developments are required to provide a combination of landscaping elements from Table 7.E, totaling at least 30 points and meeting the minimum required percentage of landscape area and tree canopy.
 - b. At least two elements must be selected from both Sections A and B in Table 7.E, except as noted below [or above in Subsection 7.7.5A](#). The remaining points may be selected from Sections A, B, or C.
 - i. Right-of-way screening shall be provided between the front-most row of parking and the street. Screening area shall begin at the back edge of either the right-of-way or public utility easement, as necessary to prevent encroachment into those areas. The area dedicated to right-of-way screening must contain sufficient area to plant the proposed screening elements and allow for full growth potential. For developments where parking is not located between the building and the street, any drive aisles located in front of the building are required to be screened by at least one of the elements in Section A in Table 7.E.
 - ii. Parking lot landscaping shall be provided internal to the parking lot. Turf grass does not satisfy requirements for planting materials in parking lot landscaping areas. Planting materials permitted include drought-tolerant plants, ornamental and/or native grasses, and pervious non-living ground cover installed with a permeable weed-barrier.
 - iii. If proposed, living walls and living green roofs should be engineered in accordance with building industry standards to ensure building safety and longevity of the plant material. Living green roofs shall be installed in a manner allowing for inspection consistent with applicable OSHA standards, along with all other site landscaping.

[c. Sites located within the Grand Prairie Ecoregion may substitute native ornamental trees where large canopy trees are required in the point table below](#)

Table 7.E: Landscape Area Point System	
Section A. Right-of-Way Elements (Minimum 2 unless no front parking, then 1)	Points
A landscaped berm with a maximum 3:1 side slope on both sides.	5
One large canopy tree planted every 40 linear feet.	5
Three small accent trees clustered every 30 linear feet when space does not permit large canopy trees.	5
A minimum three-foot high continuous hedge of evergreen shrubs.	5
A minimum three-foot high continuous wall made of any combination of wrought iron, masonry, or stone. If wrought iron is used, vines shall be planted every 10 feet on center on the wrought iron to create a more opaque wall.	5
Landscaped beds containing a combination of mulched, planted, or other approved pervious material at least 4 feet wide installed adjacent to all public sidewalks or side paths adjacent to the site. Planting materials should be at least 24 inches at maturity. Crosswalks and driveways shall be excluded from this calculation.	5

Section B. Parking Lot Landscaping Elements (Minimum 2)	Points
Internal landscape islands with an area of at least nine feet by 18 feet containing at least one large canopy tree placed evenly at an average of one for every ten spaces (or portion thereof). For lots of ten spaces or less, at least one internal landscape island is required but does not have to be centrally located within a row of parking spaces.	5
End caps with an area of at least 9-feet by 18-feet containing at least one large canopy tree. An additional 3 points may be accrued by providing a minimum of 324 square feet per end cap.	5 3 additional points for providing a minimum of 324 square feet per end cap
A Landscape median(s) of at least 8-feet wide running the length of 50% of all-a parking rows spaces and containing at least one large tree per 30 linear feet.	5
Section C. Other Site Landscaping Elements	Points
A minimum 10-foot wide area provided for the length of the building frontage between the front of the building and the parking lot and containing a five-foot wide landscaped area abutting the building wall. This area may be paved as a walkway if pots or planters are provided along at least 75 percent of the building frontage. A minimum 10 feet wide landscaped area running along at least 75% of the front façade of all buildings on site containing a combination of mulched or rock planted beds. Up to 50% of the total square footage of this landscaped area may be occupied by pervious walkways. Turf grass may not be planted in these landscape areas to satisfy this point item. Three additional points (for a total of 8 points) may be earned for continuing this landscaped bed along at least 75% of two additional building sides.	3 5 points 3 additional points (for a total of 8 points) for continuing the landscaped bed along 75% of two additional building sides
Each planted tree meets or exceeds four caliper inches at the time of planting. Native species may count toward this point item when measured as 3 inches at the time of planting.	5 3
At least 75 percent of plants proposed are drought-tolerant as indicated in the approved landscape plant list or adaptive to Denton's plan hardiness zone as determined by the US Department of Agriculture.	5
Landscape area provided exceeds required minimum by an additional 10 percent or more.	3
No more than 30 10 percent of landscaped areas are covered in turf grass.	3
Tree canopy exceeding minimum requirement by an additional 25 percent or more.	3
A mixture of bioswales, grassed swales, bioretention facilities, and sand filter (low impact design techniques pursuant to Subsection 7.7.5C.3) as described in this section. If designed as part of a parking lot island or median, points may be counted for both elements. Low Impact Development Design elements, as described above in Subsection 7.7.5.C, shall count for four points per design element. A maximum of two elements may count toward the minimum 30-point landscape table requirement for a total of eight points. If designed as part of a parking lot island or median, points may be counted for both elements.	7 4 points 4 additional points may be achieved for a second LID design element

Living walls/vertical gardens provided in a designated pedestrian area or as an architectural feature of a principal building wall. Living walls must account for at least 25 percent of the wall face.	5
Rooftop vegetation provided as part of an engineered green roof accounting for at least 25 percent of the roof area.	5
Butterfly or pollinator gardens that include native milkweed and nectar plants that are provided as part of a designated pedestrian amenity or plaza area and that comprise at least five percent of the required overall landscape area. Butterfly and pollinator gardens are encouraged due to Denton's designation as a Monarch City.	5
<u>All uncovered, on-site pedestrian walkways shall be designed using pervious material. These walkways shall be designed in a manner which is ADA compliant.</u>	<u>5</u>
<u>Where ESAs are located on site or immediately adjacent to the property, designate a native planted buffer running the length of the ESA adjacent to the DIA and a minimum width of 10 feet into the DIA. Signage is required every 40 feet noting the area is not to be mowed or disturbed. Plantings shall be subject to approval by the Director of Environmental Services.</u>	<u>5</u>

G. Landscape Installation and Maintenance.

1. Landscaping installed as part of the requirements of the landscape standards shall be free from diseases and insects and maintained in a healthy and growing condition at all times.
2. The property owner is responsible for regular weeding, mowing, irrigation, fertilizing, pruning, litter removal, and other maintenance as needed for all plantings.
3. The property owner shall remove and replace any required landscaping as part of an approved landscape plan that dies with other approved living plants from the approved plant list contained in the ~~Site Design~~ Landscape and Tree Preservation Criteria Manual no later than 30 days after: The landscaping has died, or after the postmarked date of written notification from the city, whichever is sooner. The Director or designee may, in his sole discretion, extend this time period due to weather, appropriate planting season, or other events outside of the reasonable control of the property owner.
4. Two to four inches of mulch shall be added around all plant material and landscape areas that are not turf or hardscape. Mulch around trees and shrubs shall be pulled away 4 inches from the trunk exposing the root flair and bark.
5. A minimum four-foot diameter mulch ring shall be placed around each tree planted within a landscaped area or within a tree opening within the pavement. The mulch ring shall consist of organic materials placed at a depth of not less than three inches. Crusher fines, crushed gravel or granite shall not be used as a mulch in these areas. These areas shall be maintained for a time no less than 3 years.

H. Irrigation.

1. To ensure viability, landscape areas shall be irrigated by one or a combination of the following method
 - a. An automated underground system;
 - b. A drip irrigation system; and/or
 - c. The Director or designee may waive the irrigation system requirement if the approved landscape plan includes drought tolerant plants, a xeriscape system, or other approved

materials. In such cases, a temporary irrigation system shall be installed and maintained until the plants are established.

2. [A preliminary irrigation plan shall be required alongside Civil Engineering Plan submittals for multifamily, non-residential, and common area lots in residential developments.](#)
3. [For irrigation system requirements and regulations, reference Denton Code of Ordinances Subchapter B, Chapter 28, Article XI and Title 30, Texas Administrative Code, Chapter 344 Landscape Irrigation, and as amended.](#)

I. **Permits, Enforcement, and Drought.**

1. No permits will be issued for any nonresidential and multifamily development until a landscape plan is submitted as part of the ~~site-plan~~ [zoning compliance plan](#), specific use permit, [planned development application, civil engineering plan](#), or building permit review process.
2. Prior to the issuance of a certificate of occupancy for any building or structure, all screening and landscaping shall be in place in accordance with the approved landscape plan and applicant shall call for inspection of all landscape installation.
3. An as-built landscape plan shall be provided to the city upon final inspection.
4. Landscaping that dies shall be replaced by the owner with plants of similar variety and size no later than 30 days after the landscaping dies or 30 days after being notified from the Director or designee, whichever occurs first. The Director or designee may in his sole discretion, extend this time period due to weather or other events outside of the reasonable control of the property owner. Replacement trees of similar mature canopy may be replanted with approval from the Director or designee. Replacement trees must be a minimum of ~~three~~ [two](#)-inch caliper, measured six inches above the ground.
5. A planting extension may be granted by the Director or designee, in his sole discretion, if substantial evidence is presented to indicate abnormal circumstances beyond the control of the owner or his agent. Seasons of drought, extreme heat, or heavy rainfall causing construction delays are examples of abnormal circumstances.

- J. **Payment in Lieu of Planting.** In instances where easements, encumbrances, physical constraints, or life safety requirements limit the ability to plant the required trees needed to meet the minimum tree canopy coverage, an applicant may pay into the tree fund as an alternative. The Director may approve a reduction in minimum tree canopy area of up to 10 percent of the required amount. Any reduction in tree canopy area shall be mitigated by payment into the city's tree fund based upon the standard canopy size of a large canopy tree as specified in the ~~Site Design~~ [Landscape and Tree Preservation](#) Criteria Manual, assuming each required tree measures two caliper inches. The payment per inch shall be calculated as provided in the city's payment schedule.

7.7.7 Street Tree Requirements.

- A. **Applicability.** Applications for [new or Tier 2](#) development [as defined in DDC Subsection 7.2.2.B](#) shall propose and be required to plant street trees in accordance with the following standards, and in accordance with the spacing requirements identified in the [Landscape and Tree Preservation Criteria Manual](#). The Director may approve alternative plans due to special site conditions, which may, for reasons such as safety or existing trees on the lot, affect the ability to meet these regulations. All replacement trees included as part of an approved tree preservation/replacement plan will be credited against the required street trees.
- B. **Street Tree Plan.** A street tree plan [noting location, number, and species of trees to be used within the development](#) shall be submitted with a ~~site-plan~~ [zoning compliance plan](#) for multifamily or nonresidential

developments and with ~~a final plat~~ [Civil Engineering Plans](#) for new residential subdivisions. Additionally, street trees should be specifically called out on building permits and landscape plans.

- C. **Street Tree Location.** Street trees shall be located within the street right-of-way or within 10 feet of the street right-of-way. [Alternative placement shall be subject to Director approval as described in Subsection 7.7.7G below.](#)
- D. **Number and Spacing.**
1. At least one street tree is required for every ~~30~~ [40](#) feet of street frontage.
 2. Street trees are not required to be regularly spaced at ~~30~~[40](#)-foot intervals; however, street trees shall not be planted further apart than 50-foot intervals and not closer than 25 feet apart.
 3. Street trees shall be planted in accordance with the spacing requirements from utilities, intersections, and driveways as described in the [Landscape and Tree Preservation](#) Criteria Manual.
 4. To ensure biodiversity and protect against tree disease, if 20 or more street trees are planted, no one species of tree may exceed ~~30~~ [20](#) percent of the total new street trees, [and no more than 30 percent of the same genus may be planted as new trees.](#) Where multiple species are required within a single block, trees of the same species shall be planted non-contiguously to the greatest extent possible.

9.2 Definitions

Xeriscape: [A landscaping method developed especially for arid and semiarid climates that utilizes water-conserving techniques \(such as the use of drought-tolerant plants, rock-scape, mulch, and efficient irrigation\).](#)

Pervious Material: [River rock, non-sealed decomposed granite, gravel, mulch, or other non-living material as approved by the Director that allows for water infiltration.](#)

Invasive Plant/Plant Material: [Any tree, shrub, groundcover, turf grass, or live plant that is listed on \[www.texasinvasives.org\]\(http://www.texasinvasives.org\) as an invasive species and as amended.](#)

Air Operations Area: [Aircraft movement areas, aircraft parking areas, loading ramps, and safety areas, for use by aircraft regulated under 49 CFR parts 1542, 1544, and 1546, and any adjacent areas \(such as general aviation areas\) that are not separated by adequate security systems, measures, or procedures, as amended by the Code of Federal Regulations.](#)