

ORDINANCE NO. 2022-007

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF PARKLAND, FLORIDA, AMENDING THE CITY OF PARKLAND LAND DEVELOPMENT CODE, BY AMENDING ARTICLE 95 “LANDSCAPING AND VEGETATION”; SECTION 95-1600, “SYNTHETIC TURF” TO MODIFY REGULATIONS APPLICABLE TO THE INSTALLATION OF SYTHETIC TURF; PROVIDING FOR IMPLEMENTATION, CONFLICTS; SEVERABILITY, AND AN EFFECTIVE DATE.

WHEREAS, the City Commission of the City of Parkland, Florida (“City”) wishes to update the regulatory requirements in the City’s Land Development Code relating to the installation of synthetic turf; and

WHEREAS, the City Commission held a duly noticed public hearing on August 17, 2022, after considering the recommendation made by the Planning and Zoning Board at the Board’s duly noticed public hearing held on June 9, 2022; and

WHEREAS, the City Commission finds that the regulations hereinafter set forth are reasonably related to the health, safety, and general welfare of the citizens, property owners and invitees of the City.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF PARKLAND, FLORIDA, AS FOLLOWS:

SECTION 1. The foregoing “Whereas” clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Ordinance.

SECTION 2. Article 95 “Landscaping and Vegetation”, Section 95-1600 “Synthetic Turf” of the City of Parkland Land Development Code is hereby amended to read as follows¹:

Sec. 95-1600. - Synthetic Turf.

- A. Synthetic turf may be permitted on properties used for residential, commercial, or recreational purposes, subject to the requirements and procedures set forth in this section.
- B. Except for turf strips within patterned driveways located in the front yard, Synthetic turf permitted on properties used for residential purposes shall may only be permitted to be installed utilized in the side and rear yards only, except that synthetic turf may be installed in the spaces of a driveway pattern of a driveway located in the front or side yard of residentially zoned properties. Turf strips may not exceed 6” in width and may not account for more than 20% of the overall driveway surface.

¹ Additions to existing text are shown in underline. Deletions to existing text are shown in ~~strikethrough~~.

C. The installation of synthetic turf on non-residential properties shall require approval of the Community Appearance Board prior to installation.

CD. Synthetic turf shall comply with all of the following design standards and shall:

- (1) Simulate the appearance of live turf, organic turf, grass, sod, or lawn, as determined by the city, and shall have a minimum eight-year "no fade" warranty.
- (2) Be of a type known as cut pile infill with pile fibers of a minimum height of one and three-quarters (1.75) inches and a maximum height of two and one-half (2.5) inches. Synthetic turf utilized for sport courts, putting greens, or similar recreational game court areas are exempted from these height requirements.
- (3) Have a minimum face weight of seventy-five (75) ounces per square yard.
- (4) Be manufactured from polyethylene monofilament, dual yarn system, and manufactured in the United States.
- (5) Have backing that is permeable.
- (6) Be lead free and ~~flame retardant~~ non-flammable.

DE. Synthetic turf shall comply with all of the following installation standards and shall:

- (1) Be installed in a manner prescribed by the manufacturer.
- (2) Be installed over a subgrade prepared to provide positive drainage and an evenly graded mass of compacted, porous crushed rock aggregate material that is a minimum of four (4) inches in depth: or as prescribed by the manufacturer specifications, whichever is greater.
- (3) Not adversely affect the drainage of adjacent properties, public or private rights-of-way, or overall drainage of the site or development in which it is located.
- (4) Be anchored at all edges and seams.
- (5) Not have visible seams between multiple panels.
- (6) Have seams that are joined in a tight and secure manner.
- (7) Have an infill medium consisting of clean silica sand or other mixture,

pursuant to the manufacturer's specifications or as approved by the city engineer, that shall:

- a. Be brushed into the fibers to ensure that the fibers remain in an upright position.
- b. Provide ballast that will help hold the turf in place.
- c. Provide a cushioning effect; and
- d. Be installed so that irrigation systems proximate to the synthetic turf shall be capped, directed, or otherwise treated so that no irrigation affects the synthetic turf.

~~EF.~~ Synthetic turf shall comply with all of the following maintenance standards and shall:

- (1) Be maintained in an attractive and clean condition, and shall not contain holes, tears, stains, discoloration, seam separations, uplifted surfaces or edges, heat degradation or excessive wear.
- (2) Be maintained in a green fadeless condition and free of weeds, debris, and impressions.

~~FG.~~ The following uses are prohibited:

- (1) Synthetic turf installed in public or private rights-of-way or swales.
- (2) Synthetic turf installed in drainage easements or lake maintenance easements.
- (3) Synthetic turf treated as a filler for landscaping that is not part of a planned element of landscaping.

~~G. The installation of synthetic turf on properties other than a single-family detached residential property shall first require approval of the community appearance board.~~

H. All use of synthetic turf, including re-installation, shall require a building permit. The building permit application shall include, at a minimum, all of the following information:

- (1) A survey depicting all existing easement locations on the property.
- ~~(1)~~(2) A complete landscape plan showing the area of synthetic turf, area of living plant material, ~~the square footage and percentage of synthetic~~

turf; and area and method of separation between living plant material and synthetic turf.

(2)(3) Details regarding changes to existing or proposed irrigation proximate to the synthetic turf.

(3)(4) Brand and type of synthetic turf including manufacturer specifications and warranties.

(4)(5) A scaled cross section and details of the proposed materials and installation, including, but not limited to subgrade, drainage, base or leveling layer, and infill.

I. ~~Synthetic turf installation. Synthetic turf that is installed in conformance with the provisions contained in this section shall be considered a pervious surface but shall not exceed ten (10) percent of the total pervious area of a lot or parcel on which the turf is installed for residentially used property; and ten (10) percent of the total required pervious area of a lot or parcel on which the turf is installed for non-residentially used property.~~

SECTION 3. All Ordinances or parts of Ordinances, Resolutions, or parts of Resolutions in conflict herewith, be and the same are hereby repealed to the extent of such conflict.

SECTION 4. Should any section or provision of this Ordinance or any portion thereof, any paragraph, sentence or word be declared by a court of competent jurisdiction to be invalid, such decision shall not affect the validity of the remainder hereof as a whole or part thereof other than the part declared to be invalid.


SECTION 5. This Ordinance shall be in full force and effect immediately upon its passage and adoption.

PASSED 1ST READING THIS 13TH DAY OF JULY, 2022.

ADOPTED ON 2ND READING THIS 17TH DAY OF AUGUST, 2022.

CITY OF PARKLAND, FLORIDA





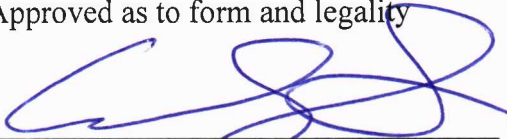
RICHARD W. WALKER
MAYOR

ATTEST:



ALYSON MORALES, MMC
CITY CLERK

Approved as to form and legality



ANTHONY SOROKA
CITY ATTORNEY

Record of the vote

Mayor Walker	<u>yes</u>
Vice Mayor Cutler	<u>no</u>
Commissioner Brier	<u>yes</u>
Commissioner Isrow	<u>yes</u>
Commissioner Mayersohn	<u>yes</u>