



CITY OF LONG BEACH

H-2

DEPARTMENT OF DEVELOPMENT SERVICES

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October 5, 2010

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Receive the supporting documentation into the record, conclude the public hearing, and declare the Ordinance amending Title 21 of the Municipal Code as it relates to public and private landscaping read for the first time and laid over to the next regular meeting of the City Council for final reading; and

Adopt a Resolution forwarding the item to the California Coastal Commission for their consideration. (Citywide)

DISCUSSION

Since 1993, the State of California has mandated that local jurisdictions comply with the Model Water Efficient Landscape Ordinance (DWR's Ordinance), a Department of Water Resources (DWR)-authored document promoting the conservation and efficient use of water in public and private landscape projects. The first major update of DWR's Ordinance was completed in 2009, at which time local jurisdictions were directed to either adopt the amended DWR Ordinance in its entirety or adopt local water-efficient landscape standards that meet or exceed the effectiveness of those passed by the State (Exhibit A – Model Landscape Ordinance).

Long Beach Development Services partnered with the Office of Sustainability to research the DWR Ordinance and work with other City agencies that would be affected by any ordinance changes (Parks, Recreation & Marine Department, Public Works Department, Water Department). Recommendations were discussed with the Sustainable City Commission on January 28, 2010, and with the Planning Commission in a study session on March 4, 2010. On April 15, 2010, the Planning Commission considered this matter and recommended that the City Council amend Zoning Regulations governing public and private landscaping to comply with DWR's Ordinance.

The recommended amendments to Title 21 of the Long Beach Municipal Code (Exhibit B-Amendments) include the following for new residential, commercial and industrial projects or significant remodel projects with landscaping over 2,500 square feet:

1. A mandate to use drought-tolerant plants and stay within a specified water budget with 90 percent of total plantings in the "Very Low" to "Low" water use categories (based on WUCOLS, a statewide categorization of landscape species based on their water use), or demonstrate landscaping project components have an estimated

total water usage quotient that is below the project's specific water budget.

2. Installation of water-efficient irrigation systems and low-water maintenance for landscaped areas, including provisions to follow the City's Water Prohibitions (watering only Mondays, Thursdays and Saturdays before 9:00 a.m. and after 4:00 p.m.).
3. Allowances for use of reclaimed water or use of non-potable water, and exemptions for special landscape areas (sports fields, golf courses, and playgrounds) and plant-heavy land uses (orchards, community gardens, and nurseries) to exceed their water budget allowance, provided drought-tolerant plantings are incorporated in other landscaped areas.

These amendments closely follow DWR's Ordinance, with a mandate on the use of drought-tolerant plants, the installation of efficient irrigation systems, and the provision of maintenance requirements for landscape areas remaining intact. Specific standards in the DWR's Ordinance, however, have been adjusted (without compromising their effectiveness) to allow for increased flexibility and innovation in the planning and design of future landscape projects and compatibility with various conservation-related initiatives the City has undertaken.

The proposed amendments would cover all City zoning districts and rights-of-way, though landscaping components of certain project types would be exempt from the water budget standards. These include projects on registered local, state, or federal historical sites; those not connected to the public water system; ecological restoration projects that do not require permanent irrigation; and public-accessible botanical gardens or arboretums.

A landscape ordinance that is both State-compliant and comprehensive in scope would not only advance the City's sustainability goals, but also provide consistent, attractive groundcover on properties and parkways. Key objectives of the City's Sustainable City Action Plan, such as the goal of reducing per capita use of potable water by 20 percent over the next 10 years, as well as those of the future low impact development ordinance and related policies, are furthered through the proposed amendments.

This letter was reviewed by Assistant City Attorney Michael J. Mais on September 20, 2010 and by Budget Management Officer Victoria Bell on August 31, 2010.

TIMING CONSIDERATIONS

City Council action is requested on October 5, 2010 in order to comply with AB1881, which requires local agencies to either adopt DWR's Ordinance or their own local water-efficient landscape ordinance. The City is responsible for informing DWR of the City's ordinance and submitting a copy of the City's ordinance upon completion.

FISCAL IMPACT

There is no fiscal impact or local job impact associated with the recommended action.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



AMY J. BODEK
DIRECTOR OF DEVELOPMENT SERVICES

APPROVED:



PATRICK H. WEST
CITY MANAGER

PW:AB:DB:MH

P:\Planning\City Council Items (Pending)\Council Letters\201010-05\Landscape Ordinance

Attachments:

Exhibit A – Model Landscape Ordinance
Exhibit B – Title 21 Amendments
City Council Ordinance
City Council Resolution

Model Water Efficient Landscape Ordinance

California Code of Regulations
Title 23. Waters
Division 2. Department of Water Resources
Chapter 2.7. Model Water Efficient Landscape Ordinance

§ 490. Purpose.

(a) The State Legislature has found:

- (1) that the waters of the state are of limited supply and are subject to ever increasing demands;
- (2) that the continuation of California's economic prosperity is dependent on the availability of adequate supplies of water for future uses;
- (3) that it is the policy of the State to promote the conservation and efficient use of water and to prevent the waste of this valuable resource;
- (4) that landscapes are essential to the quality of life in California by providing areas for active and passive recreation and as an enhancement to the environment by cleaning air and water, preventing erosion, offering fire protection, and replacing ecosystems lost to development; and
- (5) that landscape design, installation, maintenance and management can and should be water efficient; and
- (6) that Section 2 of Article X of the California Constitution specifies that the right to use water is limited to the amount reasonably required for the beneficial use to be served and the right does not and shall not extend to waste or unreasonable method of use.

(b) Consistent with these legislative findings, the purpose of this model ordinance is to:

- (1) promote the values and benefits of landscapes while recognizing the need to invest water and other resources as efficiently as possible;
- (2) establish a structure for planning, designing, installing, maintaining and managing water efficient landscapes in new construction and rehabilitated projects;
- (3) establish provisions for water management practices and water waste prevention for existing landscapes;
- (4) use water efficiently without waste by setting a Maximum Applied Water Allowance as an upper limit for water use and reduce water use to the lowest practical amount;
- (5) promote the benefits of consistent landscape ordinances with neighboring local and regional agencies;
- (6) encourage local agencies and water purveyors to use economic incentives that promote the efficient use of water, such as implementing a tiered-rate structure; and
- (7) encourage local agencies to designate the necessary authority that implements and enforces the provisions of the Model Water Efficient Landscape Ordinance or its local landscape ordinance.

Note: Authority cited: Section 65593, Government Code. Reference: Sections 65591, 65593, 65596, Government Code.

§ 490.1 Applicability

(a) After January 1, 2010, this ordinance shall apply to all of the following landscape projects:

- (1) new construction and rehabilitated landscapes for public agency projects and private development projects with a landscape area equal to or greater than 2,500 square feet requiring a building or landscape permit, plan check or design review;
- (2) new construction and rehabilitated landscapes which are developer-installed in single-family and multi-family projects with a landscape area equal to or greater than 2,500 square feet requiring a building or landscape permit, plan check, or design review;
- (3) new construction landscapes which are homeowner-provided and/or homeowner-hired in single-family and multi-family residential projects with a total project landscape area equal to or greater than 5,000 square feet requiring a building or landscape permit, plan check or design review;

- (4) existing landscapes limited to Sections 493, 493.1 and 493.2; and
 - (5) cemeteries. Recognizing the special landscape management needs of cemeteries, new and rehabilitated cemeteries are limited to Sections 492.4, 492.11 and 492.12; and existing cemeteries are limited to Sections 493, 493.1 and 493.2.
- (b) This ordinance does not apply to:
- (1) registered local, state or federal historical sites;
 - (2) ecological restoration projects that do not require a permanent irrigation system;
 - (3) mined-land reclamation projects that do not require a permanent irrigation system; or
 - (4) plant collections, as part of botanical gardens and arboretums open to the public.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 491. Definitions.

The terms used in this ordinance have the meaning set forth below:

- (a) "applied water" means the portion of water supplied by the irrigation system to the landscape.
- (b) "automatic irrigation controller" means an automatic timing device used to remotely control valves that operate an irrigation system. Automatic irrigation controllers schedule irrigation events using either evapotranspiration (weather-based) or soil moisture data.
- (c) "backflow prevention device" means a safety device used to prevent pollution or contamination of the water supply due to the reverse flow of water from the irrigation system.
- (d) "Certificate of Completion" means the document required under Section 492.9.
- (e) "certified irrigation designer" means a person certified to design irrigation systems by an accredited academic institution a professional trade organization or other program such as the US Environmental Protection Agency's WaterSense irrigation designer certification program and Irrigation Association's Certified Irrigation Designer program.
- (f) "certified landscape irrigation auditor" means a person certified to perform landscape irrigation audits by an accredited academic institution, a professional trade organization or other program such as the US Environmental Protection Agency's WaterSense irrigation auditor certification program and Irrigation Association's Certified Landscape Irrigation Auditor program.
- (g) "check valve" or "anti-drain valve" means a valve located under a sprinkler head, or other location in the irrigation system, to hold water in the system to prevent drainage from sprinkler heads when the sprinkler is off.
- (h) "common interest developments" means community apartment projects, condominium projects, planned developments, and stock cooperatives per Civil Code Section 1351.
- (i) "conversion factor (0.62)" means the number that converts acre-inches per acre per year to gallons per square foot per year
- (j) "drip irrigation" means any non-spray low volume irrigation system utilizing emission devices with a flow rate measured in gallons per hour. Low volume irrigation systems are specifically designed to apply small volumes of water slowly at or near the root zone of plants.
- (k) "ecological restoration project" means a project where the site is intentionally altered to establish a defined, indigenous, historic ecosystem.
- (l) "effective precipitation" or "usable rainfall" (Eppt) means the portion of total precipitation which becomes available for plant growth.
- (m) "emitter" means a drip irrigation emission device that delivers water slowly from the system to the soil.
- (n) "established landscape" means the point at which plants in the landscape have developed significant root growth into the soil. Typically, most plants are established after one or two years of growth.
- (o) "establishment period of the plants" means the first year after installing the plant in the landscape or the first two years if irrigation will be terminated after establishment. Typically, most plants are established after one or two years of growth.

(p) "Estimated Total Water Use" (ETWU) means the total water used for the landscape as described in Section 492.4.

(q) "ET adjustment factor" (ETAF) means a factor of 0.7, that, when applied to reference evapotranspiration, adjusts for plant factors and irrigation efficiency, two major influences upon the amount of water that needs to be applied to the landscape.

A combined plant mix with a site-wide average of 0.5 is the basis of the plant factor portion of this calculation. For purposes of the ETAF, the average irrigation efficiency is 0.71. Therefore, the ET Adjustment Factor is $(0.7) = (0.5/0.71)$. ETAF for a Special Landscape Area shall not exceed 1.0. ETAF for existing non-rehabilitated landscapes is 0.8.

(r) "evapotranspiration rate" means the quantity of water evaporated from adjacent soil and other surfaces and transpired by plants during a specified time.

(s) "flow rate" means the rate at which water flows through pipes, valves and emission devices, measured in gallons per minute, gallons per hour, or cubic feet per second.

(t) "hardscapes" means any durable material (pervious and non-pervious).

(u) "homeowner-provided landscaping" means any landscaping either installed by a private individual for a single family residence or installed by a licensed contractor hired by a homeowner. A homeowner, for purposes of this ordinance, is a person who occupies the dwelling he or she owns. This excludes speculative homes, which are not owner-occupied dwellings.

(v) "hydrozone" means a portion of the landscaped area having plants with similar water needs. A hydrozone may be irrigated or non-irrigated.

(w) "infiltration rate" means the rate of water entry into the soil expressed as a depth of water per unit of time (e.g., inches per hour).

(x) "invasive plant species" means species of plants not historically found in California that spread outside cultivated areas and can damage environmental or economic resources. Invasive species may be regulated by county agricultural agencies as noxious species. "Noxious weeds" means any weed designated by the Weed Control Regulations in the Weed Control Act and identified on a Regional District noxious weed control list. Lists of invasive plants are maintained at the California Invasive Plant Inventory and USDA invasive and noxious weeds database.

(y) "irrigation audit" means an in-depth evaluation of the performance of an irrigation system conducted by a Certified Landscape Irrigation Auditor. An irrigation audit includes, but is not limited to: inspection, system tune-up, system test with distribution uniformity or emission uniformity, reporting overspray or runoff that causes overland flow, and preparation of an irrigation schedule.

(z) "irrigation efficiency" (IE) means the measurement of the amount of water beneficially used divided by the amount of water applied. Irrigation efficiency is derived from measurements and estimates of irrigation system characteristics and management practices. The minimum average irrigation efficiency for purposes of this ordinance is 0.71. Greater irrigation efficiency can be expected from well designed and maintained systems.

(aa) "irrigation survey" means an evaluation of an irrigation system that is less detailed than an irrigation audit. An irrigation survey includes, but is not limited to: inspection, system test, and written recommendations to improve performance of the irrigation system.

(bb) "irrigation water use analysis" means an analysis of water use data based on meter readings and billing data.

(cc) "landscape architect" means a person who holds a license to practice landscape architecture in the state of California Business and Professions Code, Section 5615.

(dd) "landscape area" means all the planting areas, turf areas, and water features in a landscape design plan subject to the Maximum Applied Water Allowance calculation. The landscape area does not include footprints of buildings or structures, sidewalks, driveways, parking lots, decks, patios, gravel or stone walks, other pervious or non-pervious hardscapes, and other non-irrigated areas designated for non-development (e.g., open spaces and existing native vegetation).

- (ee) "landscape contractor" means a person licensed by the state of California to construct, maintain, repair, install, or subcontract the development of landscape systems.
- (ff) "Landscape Documentation Package" means the documents required under Section 492.3.
- (gg) "landscape project" means total area of landscape in a project as defined in "landscape area" for the purposes of this ordinance, meeting requirements under Section 490.1.
- (hh) "lateral line" means the water delivery pipeline that supplies water to the emitters or sprinklers from the valve.
- (ii) "local agency" means a city or county, including a charter city or charter county, that is responsible for adopting and implementing the ordinance. The local agency is also responsible for the enforcement of this ordinance, including but not limited to, approval of a permit and plan check or design review of a project.
- (jj) "local water purveyor" means any entity, including a public agency, city, county, or private water company that provides retail water service.
- (kk) "low volume irrigation" means the application of irrigation water at low pressure through a system of tubing or lateral lines and low-volume emitters such as drip, drip lines, and bubblers. Low volume irrigation systems are specifically designed to apply small volumes of water slowly at or near the root zone of plants.
- (ll) "main line" means the pressurized pipeline that delivers water from the water source to the valve or outlet.
- (mm) "Maximum Applied Water Allowance" (MAWA) means the upper limit of annual applied water for the established landscaped area as specified in Section 492.4. It is based upon the area's reference evapotranspiration, the ET Adjustment Factor, and the size of the landscape area. The Estimated Total Water Use shall not exceed the Maximum Applied Water Allowance. Special Landscape Areas, including recreation areas, areas permanently and solely dedicated to edible plants such as orchards and vegetable gardens, and areas irrigated with recycled water are subject to the MAWA with an ETAF not to exceed 1.0.
- (nn) "microclimate" means the climate of a small, specific area that may contrast with the climate of the overall landscape area due to factors such as wind, sun exposure, plant density, or proximity to reflective surfaces.
- (oo) "mined-land reclamation projects" means any surface mining operation with a reclamation plan approved in accordance with the Surface Mining and Reclamation Act of 1975.
- (pp) "mulch" means any organic material such as leaves, bark, straw, compost, or inorganic mineral materials such as rocks, gravel, and decomposed granite left loose and applied to the soil surface for the beneficial purposes of reducing evaporation, suppressing weeds, moderating soil temperature, and preventing soil erosion.
- (qq) "new construction" means, for the purposes of this ordinance, a new building with a landscape or other new landscape, such as a park, playground, or greenbelt without an associated building.
- (rr) "operating pressure" means the pressure at which the parts of an irrigation system are designed by the manufacturer to operate.
- (ss) "overhead sprinkler irrigation systems" means systems that deliver water through the air (e.g., spray heads and rotors).
- (tt) "overspray" means the irrigation water which is delivered beyond the target area.
- (uu) "permit" means an authorizing document issued by local agencies for new construction or rehabilitated landscapes.
- (vv) "pervious" means any surface or material that allows the passage of water through the material and into the underlying soil.
- (ww) "plant factor" or "plant water use factor" is a factor, when multiplied by ETo, estimates the amount of water needed by plants. For purposes of this ordinance, the plant factor range for low water use plants is 0 to 0.3, the plant factor range for moderate water use plants is 0.4 to 0.6, and the plant

factor range for high water use plants is 0.7 to 1.0. Plant factors cited in this ordinance are derived from the Department of Water Resources 2000 publication "Water Use Classification of Landscape Species".

(xx) "precipitation rate" means the rate of application of water measured in inches per hour.

(yy) "project applicant" means the individual or entity submitting a Landscape Documentation Package required under Section 492.3, to request a permit, plan check, or design review from the local agency. A project applicant may be the property owner or his or her designee.

(zz) "rain sensor" or "rain sensing shutoff device" means a component which automatically suspends an irrigation event when it rains.

(aaa) "record drawing" or "as-builts" means a set of reproducible drawings which show significant changes in the work made during construction and which are usually based on drawings marked up in the field and other data furnished by the contractor.

(bbb) "recreational area" means areas dedicated to active play such as parks, sports fields, and golf courses where turf provides a playing surface.

(ccc) "recycled water", "reclaimed water", or "treated sewage effluent water" means treated or recycled waste water of a quality suitable for non-potable uses such as landscape irrigation and water features. This water is not intended for human consumption.

(ddd) "reference evapotranspiration" or "ET_o" means a standard measurement of environmental parameters which affect the water use of plants. ET_o is expressed in inches per day, month, or year as represented in Section 495.1, and is an estimate of the evapotranspiration of a large field of four- to seven-inch tall, cool-season grass that is well watered. Reference evapotranspiration is used as the basis of determining the Maximum Applied Water Allowance so that regional differences in climate can be accommodated.

(eee) "rehabilitated landscape" means any re-landscaping project that requires a permit, plan check, or design review, meets the requirements of Section 490.1, and the modified landscape area is equal to or greater than 2,500 square feet, is 50% of the total landscape area, and the modifications are completed within one year.

(fff) "runoff" means water which is not absorbed by the soil or landscape to which it is applied and flows from the landscape area. For example, runoff may result from water that is applied at too great a rate (application rate exceeds infiltration rate) or when there is a slope.

(ggg) "soil moisture sensing device" or "soil moisture sensor" means a device that measures the amount of water in the soil. The device may also suspend or initiate an irrigation event.

(hhh) "soil texture" means the classification of soil based on its percentage of sand, silt, and clay.

(iii) "Special Landscape Area" (SLA) means an area of the landscape dedicated solely to edible plants, areas irrigated with recycled water, water features using recycled water and areas dedicated to active play such as parks, sports fields, golf courses, and where turf provides a playing surface.

(jjj) "sprinkler head" means a device which delivers water through a nozzle.

(kkk) "static water pressure" means the pipeline or municipal water supply pressure when water is not flowing.

(lll) "station" means an area served by one valve or by a set of valves that operate simultaneously.

(mmm) "swing joint" means an irrigation component that provides a flexible, leak-free connection between the emission device and lateral pipeline to allow movement in any direction and to prevent equipment damage.

(nnn) "turf" means a ground cover surface of mowed grass. Annual bluegrass, Kentucky bluegrass, Perennial ryegrass, Red fescue, and Tall fescue are cool-season grasses. Bermudagrass, Kikuyugrass, Seashore Paspalum, St. Augustinegrass, Zoysiagrass, and Buffalo grass are warm-season grasses.

(ooo) "valve" means a device used to control the flow of water in the irrigation system.

(ppp) "water conserving plant species" means a plant species identified as having a low plant factor.

(qqq) "water feature" means a design element where open water performs an aesthetic or recreational function. Water features include ponds, lakes, waterfalls, fountains, artificial streams, spas, and swimming pools (where water is artificially supplied). The surface area of water features is included in

the high water use hydrozone of the landscape area. Constructed wetlands used for on-site wastewater treatment or stormwater best management practices that are not irrigated and used solely for water treatment or stormwater retention are not water features and, therefore, are not subject to the water budget calculation.

(rrr) "watering window" means the time of day irrigation is allowed.

(sss) "WUCOLS" means the Water Use Classification of Landscape Species published by the University of California Cooperative Extension, the Department of Water Resources and the Bureau of Reclamation, 2000.

Note: Authority Cited: Section 65595, Government Code. Reference: Sections 65592, 65596, Government Code.

§ 492. Provisions for New Construction or Rehabilitated Landscapes.

(a) A local agency may designate another agency, such as a water purveyor, to implement some or all of the requirements contained in this ordinance. Local agencies may collaborate with water purveyors to define each entity's specific responsibilities relating to this ordinance.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.1 Compliance with Landscape Documentation Package.

(a) Prior to construction, the local agency shall:

- (1) provide the project applicant with the ordinance and procedures for permits, plan checks, or design reviews;
- (2) review the Landscape Documentation Package submitted by the project applicant;
- (3) approve or deny the Landscape Documentation Package;
- (4) issue a permit or approve the plan check or design review for the project applicant; and
- (5) upon approval of the Landscape Documentation Package, submit a copy of the Water Efficient Landscape Worksheet to the local water purveyor.

(b) Prior to construction, the project applicant shall:

(1) submit a Landscape Documentation Package to the local agency.

(c) Upon approval of the Landscape Documentation Package by the local agency, the project applicant shall:

- (1) receive a permit or approval of the plan check or design review and record the date of the permit in the Certificate of Completion;
- (2) submit a copy of the approved Landscape Documentation Package along with the record drawings, and any other information to the property owner or his/her designee; and
- (3) submit a copy of the Water Efficient Landscape Worksheet to the local water purveyor.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.2 Penalties.

(a) A local agency may establish and administer penalties to the project applicant for non-compliance with the ordinance to the extent permitted by law.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.3 Elements of the Landscape Documentation Package.

(a) The Landscape Documentation Package shall include the following six (6) elements:

(1) project information;

(A) date

(B) project applicant

(C) project address (if available, parcel and/or lot number(s))

(D) total landscape area (square feet)

(E) project type (e.g., new, rehabilitated, public, private, cemetery, homeowner-installed)

(F) water supply type (e.g., potable, recycled, well) and identify the local retail water purveyor if the applicant is not served by a private well

(G) checklist of all documents in Landscape Documentation Package

(H) project contacts to include contact information for the project applicant and property owner

(I) applicant signature and date with statement, "I agree to comply with the requirements of the water efficient landscape ordinance and submit a complete Landscape Documentation Package".

(2) Water Efficient Landscape Worksheet;

(A) hydrozone information table

(B) water budget calculations

1. Maximum Applied Water Allowance (MAWA)

2. Estimated Total Water Use (ETWU)

(3) soil management report;

(4) landscape design plan;

(5) irrigation design plan; and

(6) grading design plan.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.4 Water Efficient Landscape Worksheet.

(a) A project applicant shall complete the Water Efficient Landscape Worksheet which contains two sections (see sample worksheet in Appendix B):

(1) a hydrozone information table (see Appendix B, Section A) for the landscape project; and

(2) a water budget calculation (see Appendix B, Section B) for the landscape project. For the calculation of the Maximum Applied Water Allowance and Estimated Total Water Use, a project applicant shall use the ETo values from the Reference Evapotranspiration Table in Appendix A. For geographic areas not covered in Appendix A, use data from other cities located nearby in the same reference evapotranspiration zone, as found in the CIMIS Reference Evapotranspiration Zones Map, Department of Water Resources, 1999.

(b) Water budget calculations shall adhere to the following requirements:

(1) The plant factor used shall be from WUCOLS. The plant factor ranges from 0 to 0.3 for low water use plants, from 0.4 to 0.6 for moderate water use plants, and from 0.7 to 1.0 for high water use plants.

(2) All water features shall be included in the high water use hydrozone and temporarily irrigated areas shall be included in the low water use hydrozone.

(3) All Special Landscape Areas shall be identified and their water use calculated as described below.

(4) ETAF for Special Landscape Areas shall not exceed 1.0.

(c) Maximum Applied Water Allowance

The Maximum Applied Water Allowance shall be calculated using the equation:

$$\text{MAWA} = (\text{ETo}) (0.62) [(0.7 \times \text{LA}) + (0.3 \times \text{SLA})]$$

The example calculations below are hypothetical to demonstrate proper use of the equations and do not represent an existing and/or planned landscape project. The ETo values used in these calculations are from the Reference Evapotranspiration Table in Appendix A, for planning purposes only. For actual irrigation scheduling, automatic irrigation controllers are required and shall use current reference evapotranspiration data, such as from the California Irrigation Management Information System (CIMIS), other equivalent data, or soil moisture sensor data.

(1) Example MAWA calculation: a hypothetical landscape project in Fresno, CA with an irrigated landscape area of 50,000 square feet without any Special Landscape Area (SLA= 0, no edible plants, recreational areas, or use of recycled water). To calculate MAWA, the annual reference evapotranspiration value for Fresno is 51.1 inches as listed in the Reference Evapotranspiration Table in Appendix A.

$$MAWA = (ET_o) (0.62) [(0.7 \times LA) + (0.3 \times SLA)]$$

MAWA = Maximum Applied Water Allowance (gallons per year)

ET_o = Reference Evapotranspiration (inches per year)

0.62 = Conversion Factor (to gallons)

0.7 = ET Adjustment Factor (ETAF)

LA = Landscape Area including SLA (square feet)

0.3 = Additional Water Allowance for SLA

SLA = Special Landscape Area (square feet)

$$MAWA = (51.1 \text{ inches}) (0.62) [(0.7 \times 50,000 \text{ square feet}) + (0.3 \times 0)]$$

$$= 1,108,870 \text{ gallons per year}$$

To convert from gallons per year to hundred-cubic-feet per year:

$$= 1,108,870 / 748 = 1,482 \text{ hundred-cubic-feet per year}$$

(100 cubic feet = 748 gallons)

(2) In this next hypothetical example, the landscape project in Fresno, CA has the same ETo value of 51.1 inches and a total landscape area of 50,000 square feet. Within the 50,000 square foot project, there is now a 2,000 square foot area planted with edible plants. This 2,000 square foot area is considered to be a Special Landscape Area.

$$MAWA = (ET_o) (0.62) [(0.7 \times LA) + (0.3 \times SLA)]$$

$$MAWA = (51.1 \text{ inches}) (0.62) [(0.7 \times 50,000 \text{ square feet}) + (0.3 \times 2,000 \text{ square feet})]$$

$$= 31.68 \times [35,000 + 600] \text{ gallons per year}$$

$$= 31.68 \times 35,600 \text{ gallons per year}$$

$$= 1,127,808 \text{ gallons per year or } 1,508 \text{ hundred-cubic-feet per year}$$

(d) Estimated Total Water Use.

The Estimated Total Water Use shall be calculated using the equation below. The sum of the Estimated Total Water Use calculated for all hydrozones shall not exceed MAWA.

$$ETWU = (ET_o)(0.62) \left(\frac{PF \times HA}{IE} + SLA \right)$$

Where:

ETWU = Estimated Total Water Use per year (gallons)

ET_o = Reference Evapotranspiration (inches)

PF = Plant Factor from WUCOLS (see Section 491)

HA = Hydrozone Area [high, medium, and low water use areas] (square feet)

SLA = Special Landscape Area (square feet)

0.62 = Conversion Factor

IE = Irrigation Efficiency (minimum 0.71)

(1) Example ETWU calculation: landscape area is 50,000 square feet; plant water use type, plant factor, and hydrozone area are shown in the table below. The ETo value is 51.1 inches per year. There are no Special Landscape Areas (recreational area, area permanently and solely dedicated to edible plants, and area irrigated with recycled water) in this example.

Hydrozone	Plant Water Use Type(s)	Plant Factor (PF)*	Hydrozone Area (HA) (square feet)	PF x HA (square feet)
1	High	0.8	7,000	5,600
2	High	0.7	10,000	7,000
3	Medium	0.5	16,000	8,000
4	Low	0.3	7,000	2,100
5	Low	0.2	10,000	2,000
			Sum	24,700

*Plant Factor from WUCOLS

$$ETWU = (51.1)(0.62) \left(\frac{24,700}{0.71} + 0 \right)$$

= 1,102,116 gallons per year

Compare ETWU with MAWA: For this example MAWA = (51.1) (0.62) [(0.7 x 50,000) + (0.3 x 0)] = 1,108,870 gallons per year. The ETWU (1,102,116 gallons per year) is less than MAWA (1,108,870 gallons per year). In this example, the water budget complies with the MAWA.

(2) Example ETWU calculation: total landscape area is 50,000 square feet, 2,000 square feet of which is planted with edible plants. The edible plant area is considered a Special Landscape Area (SLA). The reference evapotranspiration value is 51.1 inches per year. The plant type, plant factor, and hydrozone area are shown in the table below.

Hydrozone	Plant Water Use Type(s)	Plant Factor (PF)*	Hydrozone Area (HA) (square feet)	PF x HA (square feet)
1	High	0.8	7,000	5,600
2	High	0.7	9,000	6,300
3	Medium	0.5	15,000	7,500
4	Low	0.3	7,000	2,100
5	Low	0.2	10,000	2,000
			Sum	23,500
6	SLA	1.0	2,000	2,000

*Plant Factor from WUCOLS

$$ETWU = (51.1)(0.62) \left(\frac{23,500}{0.71} + 2,000 \right)$$

= (31.68) (33,099 + 2,000)

= 1,111,936 gallons per year

Compare ETWU with MAWA. For this example:
MAWA = (51.1) (0.62) [(0.7 x 50,000) + (0.3 x 2,000)]
= 31.68 x [35,000 + 600]
= 31.68 x 35,600
=1,127,808 gallons per year

The ETWU (1,111,936 gallons per year) is less than MAWA (1,127,808 gallons per year). For this example, the water budget complies with the MAWA.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.5 Soil Management Report.

(a) In order to reduce runoff and encourage healthy plant growth, a soil management report shall be completed by the project applicant, or his/her designee, as follows:

(1) Submit soil samples to a laboratory for analysis and recommendations.

(A) Soil sampling shall be conducted in accordance with laboratory protocol, including protocols regarding adequate sampling depth for the intended plants.

(B) The soil analysis may include:

1. soil texture;
2. infiltration rate determined by laboratory test or soil texture infiltration rate table;
3. pH;
4. total soluble salts;
5. sodium;
6. percent organic matter; and
7. recommendations.

(2) The project applicant, or his/her designee, shall comply with one of the following:

(A) If significant mass grading is not planned, the soil analysis report shall be submitted to the local agency as part of the Landscape Documentation Package; or

(B) If significant mass grading is planned, the soil analysis report shall be submitted to the local agency as part of the Certificate of Completion.

(3) The soil analysis report shall be made available, in a timely manner, to the professionals preparing the landscape design plans and irrigation design plans to make any necessary adjustments to the design plans.

(4) The project applicant, or his/her designee, shall submit documentation verifying implementation of soil analysis report recommendations to the local agency with Certificate of Completion.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.6 Landscape Design Plan.

(a) For the efficient use of water, a landscape shall be carefully designed and planned for the intended function of the project. A landscape design plan meeting the following design criteria shall be submitted as part of the Landscape Documentation Package.

(1) Plant Material

(A) Any plant may be selected for the landscape, providing the Estimated Total Water Use in the landscape area does not exceed the Maximum Applied Water Allowance. To encourage the efficient use of water, the following is highly recommended:

1. protection and preservation of native species and natural vegetation;
2. selection of water-conserving plant and turf species;

3. selection of plants based on disease and pest resistance;
4. selection of trees based on applicable local tree ordinances or tree shading guidelines; and
5. selection of plants from local and regional landscape program plant lists.

(B) Each hydrozone shall have plant materials with similar water use, with the exception of hydrozones with plants of mixed water use, as specified in Section 492.7(a)(2)(D).

(C) Plants shall be selected and planted appropriately based upon their adaptability to the climatic, geologic, and topographical conditions of the project site. To encourage the efficient use of water, the following is highly recommended:

1. use the Sunset Western Climate Zone System which takes into account temperature, humidity, elevation, terrain, latitude, and varying degrees of continental and marine influence on local climate;
2. recognize the horticultural attributes of plants (i.e., mature plant size, invasive surface roots) to minimize damage to property or infrastructure [e.g., buildings, sidewalks, power lines]; and
3. consider the solar orientation for plant placement to maximize summer shade and winter solar gain.

(D) Turf is not allowed on slopes greater than 25% where the toe of the slope is adjacent to an impermeable hardscape and where 25% means 1 foot of vertical elevation change for every 4 feet of horizontal length (rise divided by run x 100 = slope percent).

(E) A landscape design plan for projects in fire-prone areas shall address fire safety and prevention. A defensible space or zone around a building or structure is required per Public Resources Code Section 4291(a) and (b). Avoid fire-prone plant materials and highly flammable mulches.

(F) The use of invasive and/or noxious plant species is strongly discouraged.

(G) The architectural guidelines of a common interest development, which include community apartment projects, condominiums, planned developments, and stock cooperatives, shall not prohibit or include conditions that have the effect of prohibiting the use of low-water use plants as a group.

(2) Water Features

(A) Recirculating water systems shall be used for water features.

(B) Where available, recycled water shall be used as a source for decorative water features.

(C) Surface area of a water feature shall be included in the high water use hydrozone area of the water budget calculation.

(D) Pool and spa covers are highly recommended.

(3) Mulch and Amendments

(A) A minimum two inch (2") layer of mulch shall be applied on all exposed soil surfaces of planting areas except in turf areas, creeping or rooting groundcovers, or direct seeding applications where mulch is contraindicated.

(B) Stabilizing mulching products shall be used on slopes.

(C) The mulching portion of the seed/mulch slurry in hydro-seeded applications shall meet the mulching requirement.

(D) Soil amendments shall be incorporated according to recommendations of the soil report and what is appropriate for the plants selected (see Section 492.5).

(b) The landscape design plan, at a minimum, shall:

- (1) delineate and label each hydrozone by number, letter, or other method;
- (2) identify each hydrozone as low, moderate, high water, or mixed water use. Temporarily irrigated areas of the landscape shall be included in the low water use hydrozone for the water budget calculation;
- (3) identify recreational areas;
- (4) identify areas permanently and solely dedicated to edible plants;
- (5) identify areas irrigated with recycled water;
- (6) identify type of mulch and application depth;
- (7) identify soil amendments, type, and quantity;
- (8) identify type and surface area of water features;
- (9) identify hardscapes (pervious and non-pervious);

- (10) identify location and installation details of any applicable stormwater best management practices that encourage on-site retention and infiltration of stormwater. Stormwater best management practices are encouraged in the landscape design plan and examples include, but are not limited to:
- (A) infiltration beds, swales, and basins that allow water to collect and soak into the ground;
 - (B) constructed wetlands and retention ponds that retain water, handle excess flow, and filter pollutants; and
 - (C) pervious or porous surfaces (e.g., permeable pavers or blocks, pervious or porous concrete, etc.) that minimize runoff.
- (11) identify any applicable rain harvesting or catchment technologies (e.g., rain gardens, cisterns, etc.);
- (12) contain the following statement: "I have complied with the criteria of the ordinance and applied them for the efficient use of water in the landscape design plan"; and
- (13) bear the signature of a licensed landscape architect, licensed landscape contractor, or any other person authorized to design a landscape. (See Sections 5500.1, 5615, 5641, 5641.1, 5641.2, 5641.3, 5641.4, 5641.5, 5641.6, 6701, 7027.5 of the Business and Professions Code, Section 832.27 of Title 16 of the California Code of Regulations, and Section 6721 of the Food and Agriculture Code.)

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code and Section 1351, Civil Code.

§ 492.7 Irrigation Design Plan.

(a) For the efficient use of water, an irrigation system shall meet all the requirements listed in this section and the manufacturers' recommendations. The irrigation system and its related components shall be planned and designed to allow for proper installation, management, and maintenance. An irrigation design plan meeting the following design criteria shall be submitted as part of the Landscape Documentation Package.

(1) System

(A) Dedicated landscape water meters are highly recommended on landscape areas smaller than 5,000 square feet to facilitate water management.

(B) Automatic irrigation controllers utilizing either evapotranspiration or soil moisture sensor data shall be required for irrigation scheduling in all irrigation systems.

(C) The irrigation system shall be designed to ensure that the dynamic pressure at each emission device is within the manufacturer's recommended pressure range for optimal performance.

1. If the static pressure is above or below the required dynamic pressure of the irrigation system, pressure-regulating devices such as inline pressure regulators, booster pumps, or other devices shall be installed to meet the required dynamic pressure of the irrigation system.

2. Static water pressure, dynamic or operating pressure, and flow reading of the water supply shall be measured at the point of connection. These pressure and flow measurements shall be conducted at the design stage. If the measurements are not available at the design stage, the measurements shall be conducted at installation.

(D) Sensors (rain, freeze, wind, etc.), either integral or auxiliary, that suspend or alter irrigation operation during unfavorable weather conditions shall be required on all irrigation systems, as appropriate for local climatic conditions. Irrigation should be avoided during windy or freezing weather or during rain.

(E) Manual shut-off valves (such as a gate valve, ball valve, or butterfly valve) shall be required, as close as possible to the point of connection of the water supply, to minimize water loss in case of an emergency (such as a main line break) or routine repair.

(F) Backflow prevention devices shall be required to protect the water supply from contamination by the irrigation system. A project applicant shall refer to the applicable local agency code (i.e., public health) for additional backflow prevention requirements.

(G) High flow sensors that detect and report high flow conditions created by system damage or malfunction are recommended.

(H) The irrigation system shall be designed to prevent runoff, low head drainage, overspray, or other similar conditions where irrigation water flows onto non-targeted areas, such as adjacent property, non-irrigated areas, hardscapes, roadways, or structures.

(I) Relevant information from the soil management plan, such as soil type and infiltration rate, shall be utilized when designing irrigation systems.

(J) The design of the irrigation system shall conform to the hydrozones of the landscape design plan.

(K) The irrigation system must be designed and installed to meet, at a minimum, the irrigation efficiency criteria as described in Section 492.4 regarding the Maximum Applied Water Allowance.

(L) It is highly recommended that the project applicant or local agency inquire with the local water purveyor about peak water operating demands (on the water supply system) or water restrictions that may impact the effectiveness of the irrigation system.

(M) In mulched planting areas, the use of low volume irrigation is required to maximize water infiltration into the root zone.

(N) Sprinkler heads and other emission devices shall have matched precipitation rates, unless otherwise directed by the manufacturer's recommendations.

(O) Head to head coverage is recommended. However, sprinkler spacing shall be designed to achieve the highest possible distribution uniformity using the manufacturer's recommendations.

(P) Swing joints or other riser-protection components are required on all risers subject to damage that are adjacent to high traffic areas.

(Q) Check valves or anti-drain valves are required for all irrigation systems.

(R) Narrow or irregularly shaped areas, including turf, less than eight (8) feet in width in any direction shall be irrigated with subsurface irrigation or low volume irrigation system.

(S) Overhead irrigation shall not be permitted within 24 inches of any non-permeable surface. Allowable irrigation within the setback from non-permeable surfaces may include drip, drip line, or other low flow non-spray technology. The setback area may be planted or unplanted. The surfacing of the setback may be mulch, gravel, or other porous material. These restrictions may be modified if:

1. the landscape area is adjacent to permeable surfacing and no runoff occurs; or
2. the adjacent non-permeable surfaces are designed and constructed to drain entirely to landscaping; or
3. the irrigation designer specifies an alternative design or technology, as part of the Landscape Documentation Package and clearly demonstrates strict adherence to irrigation system design criteria in Section 492.7 (a)(1)(H). Prevention of overspray and runoff must be confirmed during the irrigation audit.

(T) Slopes greater than 25% shall not be irrigated with an irrigation system with a precipitation rate exceeding 0.75 inches per hour. This restriction may be modified if the landscape designer specifies an alternative design or technology, as part of the Landscape Documentation Package, and clearly demonstrates no runoff or erosion will occur. Prevention of runoff and erosion must be confirmed during the irrigation audit.

(2) Hydrozone

(A) Each valve shall irrigate a hydrozone with similar site, slope, sun exposure, soil conditions, and plant materials with similar water use.

(B) Sprinkler heads and other emission devices shall be selected based on what is appropriate for the plant type within that hydrozone.

(C) Where feasible, trees shall be placed on separate valves from shrubs, groundcovers, and turf.

(D) Individual hydrozones that mix plants of moderate and low water use, or moderate and high water use, may be allowed if:

1. plant factor calculation is based on the proportions of the respective plant water uses and their plant factor; or

2. the plant factor of the higher water using plant is used for calculations.

(E) Individual hydrozones that mix high and low water use plants shall not be permitted.

(F) On the landscape design plan and irrigation design plan, hydrozone areas shall be designated by number, letter, or other designation. On the irrigation design plan, designate the areas irrigated by each valve, and assign a number to each valve. Use this valve number in the Hydrozone Information Table (see Appendix B Section A). This table can also assist with the irrigation audit and programming the controller.

(b) The irrigation design plan, at a minimum, shall contain:

(1) location and size of separate water meters for landscape;

(2) location, type and size of all components of the irrigation system, including controllers, main and lateral lines, valves, sprinkler heads, moisture sensing devices, rain switches, quick couplers, pressure regulators, and backflow prevention devices;

(3) static water pressure at the point of connection to the public water supply;

(4) flow rate (gallons per minute), application rate (inches per hour), and design operating pressure (pressure per square inch) for each station;

(5) recycled water irrigation systems as specified in Section 492.14;

(6) the following statement: "I have complied with the criteria of the ordinance and applied them accordingly for the efficient use of water in the irrigation design plan"; and

(7) the signature of a licensed landscape architect, certified irrigation designer, licensed landscape contractor, or any other person authorized to design an irrigation system. (See Sections 5500.1, 5615, 5641, 5641.1, 5641.2, 5641.3, 5641.4, 5641.5, 5641.6, 6701, 7027.5 of the Business and Professions Code, Section 832.27 of Title 16 of the California Code of Regulations, and Section 6721 of the Food and Agricultural Code.)

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.8 Grading Design Plan.

(a) For the efficient use of water, grading of a project site shall be designed to minimize soil erosion, runoff, and water waste. A grading plan shall be submitted as part of the Landscape Documentation Package. A comprehensive grading plan prepared by a civil engineer for other local agency permits satisfies this requirement.

(1) The project applicant shall submit a landscape grading plan that indicates finished configurations and elevations of the landscape area including:

(A) height of graded slopes;

(B) drainage patterns;

(C) pad elevations;

(D) finish grade; and

(E) stormwater retention improvements, if applicable.

(2) To prevent excessive erosion and runoff, it is highly recommended that project applicants:

(A) grade so that all irrigation and normal rainfall remains within property lines and does not drain on to non-permeable hardscapes;

(B) avoid disruption of natural drainage patterns and undisturbed soil; and

(C) avoid soil compaction in landscape areas.

(3) The grading design plan shall contain the following statement: "I have complied with the criteria of the ordinance and applied them accordingly for the efficient use of water in the grading design plan" and shall bear the signature of a licensed professional as authorized by law.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.9 Certificate of Completion.

- (a) The Certificate of Completion (see Appendix C for a sample certificate) shall include the following six (6) elements:
- (1) project information sheet that contains:
 - (A) date;
 - (B) project name;
 - (C) project applicant name, telephone, and mailing address;
 - (D) project address and location; and
 - (E) property owner name, telephone, and mailing address;
 - (2) certification by either the signer of the landscape design plan, the signer of the irrigation design plan, or the licensed landscape contractor that the landscape project has been installed per the approved Landscape Documentation Package;
 - (A) where there have been significant changes made in the field during construction, these "as-built" or record drawings shall be included with the certification;
 - (3) irrigation scheduling parameters used to set the controller (see Section 492.10);
 - (4) landscape and irrigation maintenance schedule (see Section 492.11);
 - (5) irrigation audit report (see Section 492.12); and
 - (6) soil analysis report, if not submitted with Landscape Documentation Package, and documentation verifying implementation of soil report recommendations (see Section 492.5).
- (b) The project applicant shall:
- (1) submit the signed Certificate of Completion to the local agency for review;
 - (2) ensure that copies of the approved Certificate of Completion are submitted to the local water purveyor and property owner or his or her designee.
- (c) The local agency shall:
- (1) receive the signed Certificate of Completion from the project applicant;
 - (2) approve or deny the Certificate of Completion. If the Certificate of Completion is denied, the local agency shall provide information to the project applicant regarding reapplication, appeal, or other assistance.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.10 Irrigation Scheduling.

- (a) For the efficient use of water, all irrigation schedules shall be developed, managed, and evaluated to utilize the minimum amount of water required to maintain plant health. Irrigation schedules shall meet the following criteria:
- (1) Irrigation scheduling shall be regulated by automatic irrigation controllers.
 - (2) Overhead irrigation shall be scheduled between 8:00 p.m. and 10:00 a.m. unless weather conditions prevent it. If allowable hours of irrigation differ from the local water purveyor, the stricter of the two shall apply. Operation of the irrigation system outside the normal watering window is allowed for auditing and system maintenance.
 - (3) For implementation of the irrigation schedule, particular attention must be paid to irrigation run times, emission device, flow rate, and current reference evapotranspiration, so that applied water meets the Estimated Total Water Use. Total annual applied water shall be less than or equal to Maximum Applied Water Allowance (MAWA). Actual irrigation schedules shall be regulated by automatic irrigation controllers using current reference evapotranspiration data (e.g., CIMIS) or soil moisture sensor data.
 - (4) Parameters used to set the automatic controller shall be developed and submitted for each of the following:
 - (A) the plant establishment period;

- (B) the established landscape; and
- (C) temporarily irrigated areas.
- (5) Each irrigation schedule shall consider for each station all of the following that apply:
 - (A) irrigation interval (days between irrigation);
 - (B) irrigation run times (hours or minutes per irrigation event to avoid runoff);
 - (C) number of cycle starts required for each irrigation event to avoid runoff;
 - (D) amount of applied water scheduled to be applied on a monthly basis;
 - (E) application rate setting;
 - (F) root depth setting;
 - (G) plant type setting;
 - (H) soil type;
 - (I) slope factor setting;
 - (J) shade factor setting; and
 - (K) irrigation uniformity or efficiency setting.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.11 Landscape and Irrigation Maintenance Schedule.

- (a) Landscapes shall be maintained to ensure water use efficiency. A regular maintenance schedule shall be submitted with the Certificate of Completion.
- (b) A regular maintenance schedule shall include, but not be limited to, routine inspection; adjustment and repair of the irrigation system and its components; aerating and dethatching turf areas; replenishing mulch; fertilizing; pruning; weeding in all landscape areas, and removing and obstruction to emission devices. Operation of the irrigation system outside the normal watering window is allowed for auditing and system maintenance.
- (c) Repair of all irrigation equipment shall be done with the originally installed components or their equivalents.
- (d) A project applicant is encouraged to implement sustainable or environmentally-friendly practices for overall landscape maintenance.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.12 Irrigation Audit, Irrigation Survey, and Irrigation Water Use Analysis.

- (a) All landscape irrigation audits shall be conducted by a certified landscape irrigation auditor.
- (b) For new construction and rehabilitated landscape projects installed after January 1, 2010, as described in Section 490.1:
 - (1) the project applicant shall submit an irrigation audit report with the Certificate of Completion to the local agency that may include, but is not limited to: inspection, system tune-up, system test with distribution uniformity, reporting overspray or run off that causes overland flow, and preparation of an irrigation schedule;
 - (2) the local agency shall administer programs that may include, but not be limited to, irrigation water use analysis, irrigation audits, and irrigation surveys for compliance with the Maximum Applied Water Allowance.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.13 Irrigation Efficiency.

(a) For the purpose of determining Maximum Applied Water Allowance, average irrigation efficiency is assumed to be 0.71. Irrigation systems shall be designed, maintained, and managed to meet or exceed an average landscape irrigation efficiency of 0.71.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.14 Recycled Water.

(a) The installation of recycled water irrigation systems shall allow for the current and future use of recycled water, unless a written exemption has been granted as described in Section 492.14(b).

(b) Irrigation systems and decorative water features shall use recycled water unless a written exemption has been granted by the local water purveyor stating that recycled water meeting all public health codes and standards is not available and will not be available for the foreseeable future.

(c) All recycled water irrigation systems shall be designed and operated in accordance with all applicable local and State laws.

(d) Landscapes using recycled water are considered Special Landscape Areas. The ET Adjustment Factor for Special Landscape Areas shall not exceed 1.0.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.15 Stormwater Management.

(a) Stormwater management practices minimize runoff and increase infiltration which recharges groundwater and improves water quality. Implementing stormwater best management practices into the landscape and grading design plans to minimize runoff and to increase on-site retention and infiltration are encouraged.

(b) Project applicants shall refer to the local agency or Regional Water Quality Control Board for information on any applicable stormwater ordinances and stormwater management plans.

(c) Rain gardens, cisterns, and other landscapes features and practices that increase rainwater capture and create opportunities for infiltration and/or onsite storage are recommended.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.16 Public Education.

(a) Publications. Education is a critical component to promote the efficient use of water in landscapes. The use of appropriate principles of design, installation, management and maintenance that save water is encouraged in the community.

(1) A local agency shall provide information to owners of new, single-family residential homes regarding the design, installation, management, and maintenance of water efficient landscapes.

(b) Model Homes. All model homes that are landscaped shall use signs and written information to demonstrate the principles of water efficient landscapes described in this ordinance.

(1) Signs shall be used to identify the model as an example of a water efficient landscape featuring elements such as hydrozones, irrigation equipment, and others that contribute to the overall water efficient theme.

(2) Information shall be provided about designing, installing, managing, and maintaining water efficient landscapes.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 492.17 Environmental Review.

(a) The local agency must comply with the California Environmental Quality Act (CEQA), as appropriate.

Note: Authority cited: Section 21082, Public Resources Code. Reference: Sections 21080, 21082, Public Resources Code.

§ 493. Provisions for Existing Landscapes.

(a) A local agency may designate another agency, such as a water purveyor, to implement some or all of the requirements contained in this ordinance. Local agencies may collaborate with water purveyors to define each entity's specific responsibilities relating to this ordinance.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 493.1 Irrigation Audit, Irrigation Survey, and Irrigation Water Use Analysis.

(a) This section, 493.1, shall apply to all existing landscapes that were installed before January 1, 2010 and are over one acre in size.

(1) For all landscapes in 493.1(a) that have a water meter, the local agency shall administer programs that may include, but not be limited to, irrigation water use analyses, irrigation surveys, and irrigation audits to evaluate water use and provide recommendations as necessary to reduce landscape water use to a level that does not exceed the Maximum Applied Water Allowance for existing landscapes. The Maximum Applied Water Allowance for existing landscapes shall be calculated as: $MAWA = (0.8)(ET_o)(LA)(0.62)$.

(2) For all landscapes in 493.1(a), that do not have a meter, the local agency shall administer programs that may include, but not be limited to, irrigation surveys and irrigation audits to evaluate water use and provide recommendations as necessary in order to prevent water waste.

(b) All landscape irrigation audits shall be conducted by a certified landscape irrigation auditor.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

§ 493.2 Water Waste Prevention.

(a) Local agencies shall prevent water waste resulting from inefficient landscape irrigation by prohibiting runoff from leaving the target landscape due to low head drainage, overspray, or other similar conditions where water flows onto adjacent property, non-irrigated areas, walks, roadways, parking lots, or structures. Penalties for violation of these prohibitions shall be established locally.

(b) Restrictions regarding overspray and runoff may be modified if:

(1) the landscape area is adjacent to permeable surfacing and no runoff occurs; or

(2) the adjacent non-permeable surfaces are designed and constructed to drain entirely to landscaping.

Note: Authority cited: Section 65594, Government Code. Reference: Section 65596, Government Code.

§ 494. Effective Precipitation.

(a) A local agency may consider Effective Precipitation (25% of annual precipitation) in tracking water use and may use the following equation to calculate Maximum Applied Water Allowance:

$MAWA = (ET_o - Eppt)(0.62) [(0.7 \times LA) + (0.3 \times SLA)]$.

Note: Authority Cited: Section 65595, Government Code. Reference: Section 65596, Government Code.

Appendices.

Appendix A. Reference Evapotranspiration (ET_o) Table.

Appendix A - Reference Evapotranspiration (ETo) Table*													
County and City	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual ETo
ALAMEDA													
Fremont	1.5	1.9	3.4	4.7	5.4	6.3	6.7	6.0	4.5	3.4	1.8	1.5	47.0
Livermore	1.2	1.5	2.9	4.4	5.9	6.6	7.4	6.4	5.3	3.2	1.5	0.9	47.2
Oakland	1.5	1.5	2.8	3.9	5.1	5.3	6.0	5.5	4.8	3.1	1.4	0.9	41.8
Oakland Foothills	1.1	1.4	2.7	3.7	5.1	6.4	5.8	4.9	3.6	2.6	1.4	1.0	39.6
Pleasanton	0.8	1.5	2.9	4.4	5.6	6.7	7.4	6.4	4.7	3.3	1.5	1.0	46.2
Union City	1.4	1.8	3.1	4.2	5.4	5.9	6.4	5.7	4.4	3.1	1.5	1.2	44.2
ALPINE													
Markleeville	0.7	0.9	2.0	3.5	5.0	6.1	7.3	6.4	4.4	2.6	1.2	0.5	40.6
AMADOR													
Jackson	1.2	1.5	2.8	4.4	6.0	7.2	7.9	7.2	5.3	3.2	1.4	0.9	48.9
Shanandoah Valley	1.0	1.7	2.9	4.4	5.6	6.8	7.9	7.1	5.2	3.6	1.7	1.0	48.8
BUTTE													
Chico	1.2	1.8	2.9	4.7	6.1	7.4	8.5	7.3	5.4	3.7	1.7	1.0	51.7
Durham	1.1	1.8	3.2	5.0	6.5	7.4	7.8	6.9	5.3	3.6	1.7	1.0	51.1
Gridley	1.2	1.8	3.0	4.7	6.1	7.7	8.5	7.1	5.4	3.7	1.7	1.0	51.9
Oroville	1.2	1.7	2.8	4.7	6.1	7.6	8.5	7.3	5.3	3.7	1.7	1.0	51.5
CALAVERAS													
San Andreas	1.2	1.5	2.8	4.4	6.0	7.3	7.9	7.0	5.3	3.2	1.4	0.7	48.8
COLUSA													
Colusa	1.0	1.7	3.4	5.0	6.4	7.6	8.3	7.2	5.4	3.8	1.8	1.1	52.8
Williams	1.2	1.7	2.9	4.5	6.1	7.2	8.5	7.3	5.3	3.4	1.6	1.0	50.8
CONTRA COSTA													
Benicia	1.3	1.4	2.7	3.8	4.9	5.0	6.4	5.5	4.4	2.9	1.2	0.7	40.3
Brentwood	1.0	1.5	2.9	4.5	6.1	7.1	7.9	6.7	5.2	3.2	1.4	0.7	48.3
Concord	1.1	1.4	2.4	4.0	5.5	5.9	7.0	6.0	4.8	3.2	1.3	0.7	43.4
Courtland	0.9	1.5	2.9	4.4	6.1	6.9	7.9	6.7	5.3	3.2	1.4	0.7	48.0
Martinez	1.2	1.4	2.4	3.9	5.3	5.6	6.7	5.6	4.7	3.1	1.2	0.7	41.8
Moraga	1.2	1.5	3.4	4.2	5.5	6.1	6.7	5.9	4.6	3.2	1.6	1.0	44.9
Pittsburg	1.0	1.5	2.8	4.1	5.6	6.4	7.4	6.4	5.0	3.2	1.3	0.7	45.4
Walnut Creek	0.8	1.5	2.9	4.4	5.6	6.7	7.4	6.4	4.7	3.3	1.5	1.0	46.2
DEL NORTE													
Crescent City	0.5	0.9	2.0	3.0	3.7	3.5	4.3	3.7	3.0	2.0	0.9	0.5	27.7
EL DORADO													
Camino	0.9	1.7	2.5	3.9	5.9	7.2	7.8	6.8	5.1	3.1	1.5	0.9	47.3
FRESNO													
Clovis	1.0	1.5	3.2	4.8	6.4	7.7	8.5	7.3	5.3	3.4	1.4	0.7	51.4
Coalinga	1.2	1.7	3.1	4.6	6.2	7.2	8.5	7.3	5.3	3.4	1.6	0.7	50.9
Firebaugh	1.0	1.8	3.7	5.7	7.3	8.1	8.2	7.2	5.5	3.9	2.0	1.1	55.4
FivePoints	1.3	2.0	4.0	6.1	7.7	8.5	8.7	8.0	6.2	4.5	2.4	1.2	60.4
FRESNO													
Fresno	0.9	1.7	3.3	4.8	6.7	7.8	8.4	7.1	5.2	3.2	1.4	0.6	51.1
Fresno State	0.9	1.6	3.2	5.2	7.0	8.0	8.7	7.6	5.4	3.6	1.7	0.9	53.7
Friant	1.2	1.5	3.1	4.7	6.4	7.7	8.5	7.3	5.3	3.4	1.4	0.7	51.3
Kerman	0.9	1.5	3.2	4.8	6.6	7.7	8.4	7.2	5.3	3.4	1.4	0.7	51.2
Kingsburg	1.0	1.5	3.4	4.8	6.6	7.7	8.4	7.2	5.3	3.4	1.4	0.7	51.6
Mendota	1.5	2.5	4.6	6.2	7.9	8.6	8.8	7.5	5.9	4.5	2.4	1.5	61.7
Orange Cove	1.2	1.9	3.5	4.7	7.4	8.5	8.9	7.9	5.9	3.7	1.8	1.2	56.7
Panoche	1.1	2.0	4.0	5.6	7.8	8.5	8.3	7.3	5.6	3.9	1.8	1.2	57.2
Parlier	1.0	1.9	3.6	5.2	6.8	7.6	8.1	7.0	5.1	3.4	1.7	0.9	52.0
Reedley	1.1	1.5	3.2	4.7	6.4	7.7	8.5	7.3	5.3	3.4	1.4	0.7	51.3
Westlands	0.9	1.7	3.8	6.3	8.0	8.6	8.6	7.8	5.9	4.3	2.1	1.1	58.8

Appendix A - Reference Evapotranspiration (ETo) Table*													
County and City	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual ETo
GLENN													
Orland	1.1	1.8	3.4	5.0	6.4	7.5	7.9	6.7	5.3	3.9	1.8	1.4	52.1
Willows	1.2	1.7	2.9	4.7	6.1	7.2	8.5	7.3	5.3	3.6	1.7	1.0	51.3
HUMBOLDT													
Eureka	0.5	1.1	2.0	3.0	3.7	3.7	3.7	3.7	3.0	2.0	0.9	0.5	27.5
Ferndale	0.5	1.1	2.0	3.0	3.7	3.7	3.7	3.7	3.0	2.0	0.9	0.5	27.5
Garberville	0.6	1.2	2.2	3.1	4.5	5.0	5.5	4.9	3.8	2.4	1.0	0.7	34.9
Hoopa	0.5	1.1	2.1	3.0	4.4	5.4	6.1	5.1	3.8	2.4	0.9	0.7	35.6
IMPERIAL													
Brawley	2.8	3.8	5.9	8.0	10.4	11.5	11.7	10.0	8.4	6.2	3.5	2.1	84.2
Calipatria/Mulberry	2.4	3.2	5.1	6.8	8.6	9.2	9.2	8.6	7.0	5.2	3.1	2.3	70.7
El Centro	2.7	3.5	5.6	7.9	10.1	11.1	11.6	9.5	8.3	6.1	3.3	2.0	81.7
Holtville	2.8	3.8	5.9	7.9	10.4	11.6	12.0	10.0	8.6	6.2	3.5	2.1	84.7
Meloland	2.5	3.2	5.5	7.5	8.9	9.2	9.0	8.5	6.8	5.3	3.1	2.2	71.6
Palo Verde II	2.5	3.3	5.7	6.9	8.5	8.9	8.6	7.9	6.2	4.5	2.9	2.3	68.2
Seeley	2.7	3.5	5.9	7.7	9.7	10.1	9.3	8.3	6.9	5.5	3.4	2.2	75.4
Westmoreland	2.4	3.3	5.3	6.9	8.7	9.6	9.6	8.7	6.9	5.0	3.0	2.2	71.4
Yuma	2.5	3.4	5.3	6.9	8.7	9.6	9.6	8.7	6.9	5.0	3.0	2.2	71.6
INYO													
Bishop	1.7	2.7	4.8	6.7	8.2	10.9	7.4	9.6	7.4	4.8	2.5	1.6	68.3
Death Valley Jct	2.2	3.3	5.4	7.7	9.8	11.1	11.4	10.1	8.3	5.4	2.9	1.7	79.1
Independence	1.7	2.7	3.4	6.6	8.5	9.5	9.8	8.5	7.1	3.9	2.0	1.5	65.2
Lower Haiwee Res.	1.8	2.7	4.4	7.1	8.5	9.5	9.8	8.5	7.1	4.2	2.6	1.5	67.6
Oasis	2.7	2.8	5.9	8.0	10.4	11.7	11.6	10.0	8.4	6.2	3.4	2.1	83.1
KERN													
Arvin	1.2	1.8	3.5	4.7	6.6	7.4	8.1	7.3	5.3	3.4	1.7	1.0	51.9
Bakersfield	1.0	1.8	3.5	4.7	6.6	7.7	8.5	7.3	5.3	3.5	1.6	0.9	52.4
Bakersfield/Bonanza	1.2	2.2	3.7	5.7	7.4	8.2	8.7	7.8	5.7	4.0	2.1	1.2	57.9
Bakersfield/Greenlee	1.2	2.2	3.7	5.7	7.4	8.2	8.7	7.8	5.7	4.0	2.1	1.2	57.9
KERN													
Beiridge	1.4	2.2	4.1	5.5	7.7	8.5	8.6	7.8	6.0	3.8	2.0	1.5	59.2
Blackwells Corner	1.4	2.1	3.8	5.4	7.0	7.8	8.5	7.7	5.8	3.9	1.9	1.2	56.6
Buttonwillow	1.0	1.8	3.2	4.7	6.6	7.7	8.5	7.3	5.4	3.4	1.5	0.9	52.0
China Lake	2.1	3.2	5.3	7.7	9.2	10.0	11.0	9.8	7.3	4.9	2.7	1.7	74.8
Delano	0.9	1.8	3.4	4.7	6.6	7.7	8.5	7.3	5.4	3.4	1.4	0.7	52.0
Famoso	1.3	1.9	3.5	4.8	6.7	7.6	8.0	7.3	5.5	3.5	1.7	1.3	53.1
Grapevine	1.3	1.8	3.1	4.4	5.6	6.8	7.6	6.8	5.9	3.4	1.9	1.0	49.5
Inyokern	2.0	3.1	4.9	7.3	8.5	9.7	11.0	9.4	7.1	5.1	2.6	1.7	72.4
Isabella Dam	1.2	1.4	2.8	4.4	5.8	7.3	7.9	7.0	5.0	3.2	1.7	0.9	48.4
Lamont	1.3	2.4	4.4	4.6	6.5	7.0	8.8	7.6	5.7	3.7	1.6	0.8	54.4
Lost Hills	1.6	2.2	3.7	5.1	6.8	7.8	8.7	7.8	5.7	4.0	2.1	1.6	57.1
McFarland/Kern	1.2	2.1	3.7	5.6	7.3	8.0	8.3	7.4	5.6	4.1	2.0	1.2	56.5
Shafter	1.0	1.7	3.4	5.0	6.6	7.7	8.3	7.3	5.4	3.4	1.5	0.9	52.1
Taft	1.3	1.8	3.1	4.3	6.2	7.3	8.5	7.3	5.4	3.4	1.7	1.0	51.2
Tehachapi	1.4	1.8	3.2	5.0	6.1	7.7	7.9	7.3	5.9	3.4	2.1	1.2	52.9
KINGS													
Caruthers	1.6	2.5	4.0	5.7	7.8	8.7	9.3	8.4	6.3	4.4	2.4	1.6	62.7
Corcoran	1.6	2.2	3.7	5.1	6.8	7.8	8.7	7.8	5.7	4.0	2.1	1.6	57.1
Hanford	0.9	1.5	3.4	5.0	6.6	7.7	8.3	7.2	5.4	3.4	1.4	0.7	51.5
Kettleman	1.1	2.0	4.0	6.0	7.5	8.5	9.1	8.2	6.1	4.5	2.2	1.1	60.2
Lemoore	0.9	1.5	3.4	5.0	6.6	7.7	8.3	7.3	5.4	3.4	1.4	0.7	51.7
Stratford	0.9	1.9	3.9	6.1	7.8	8.6	8.8	7.7	5.9	4.1	2.1	1.0	58.7

Appendix A - Reference Evapotranspiration (ETo) Table*													
County and City	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual ETo
LAKE													
Lakeport	1.1	1.3	2.6	3.5	5.1	6.0	7.3	6.1	4.7	2.9	1.2	0.9	42.8
Lower Lake	1.2	1.4	2.7	4.5	5.3	6.3	7.4	6.4	5.0	3.1	1.3	0.9	45.4
LASSEN													
Buntingville	1.0	1.7	3.5	4.9	6.2	7.3	8.4	7.5	5.4	3.4	1.5	0.9	51.8
Ravendale	0.6	1.1	2.3	4.1	5.6	6.7	7.9	7.3	4.7	2.8	1.2	0.5	44.9
Susanville	0.7	1.0	2.2	4.1	5.6	6.5	7.8	7.0	4.6	2.8	1.2	0.5	44.0
LOS ANGELES													
Burbank	2.1	2.8	3.7	4.7	5.1	6.0	6.6	6.7	5.4	4.0	2.6	2.0	51.7
Claremont	2.0	2.3	3.4	4.6	5.0	6.0	7.0	7.0	5.3	4.0	2.7	2.1	51.3
El Dorado	1.7	2.2	3.6	4.8	5.1	5.7	5.9	5.9	4.4	3.2	2.2	1.7	46.3
Glendale	2.0	2.2	3.3	3.8	4.7	4.8	5.7	5.6	4.3	3.3	2.2	1.8	43.7
Glendora	2.0	2.5	3.6	4.9	5.4	6.1	7.3	6.8	5.7	4.2	2.6	2.0	53.1
Gorman	1.6	2.2	3.4	4.6	5.5	7.4	7.7	7.1	5.9	3.6	2.4	1.1	52.4
Hollywood Hills	2.1	2.2	3.8	5.4	6.0	6.5	6.7	6.4	5.2	3.7	2.8	2.1	52.8
Lancaster	2.1	3.0	4.6	5.9	8.5	9.7	11.0	9.8	7.3	4.6	2.8	1.7	71.1
Long Beach	1.8	2.1	3.3	3.9	4.5	4.3	5.3	4.7	3.7	2.8	1.8	1.5	39.7
Los Angeles	2.2	2.7	3.7	4.7	5.5	5.8	6.2	5.9	5.0	3.9	2.6	1.9	50.1
LOS ANGELES													
Monrovia	2.2	2.3	3.8	4.3	5.5	5.9	6.9	6.4	5.1	3.2	2.5	2.0	50.2
Palmdale	2.0	2.6	4.6	6.2	7.3	8.9	9.8	9.0	6.5	4.7	2.7	2.1	66.2
Pasadena	2.1	2.7	3.7	4.7	5.1	6.0	7.1	6.7	5.6	4.2	2.6	2.0	52.3
Pearblossom	1.7	2.4	3.7	4.7	7.3	7.7	9.9	7.9	6.4	4.0	2.6	1.6	59.9
Pomona	1.7	2.0	3.4	4.5	5.0	5.8	6.5	6.4	4.7	3.5	2.3	1.7	47.5
Redondo Beach	2.2	2.4	3.3	3.8	4.5	4.7	5.4	4.8	4.4	2.8	2.4	2.0	42.6
San Fernando	2.0	2.7	3.5	4.6	5.5	5.9	7.3	6.7	5.3	3.9	2.6	2.0	52.0
Santa Clarita	2.8	2.8	4.1	5.6	6.0	6.8	7.6	7.8	5.8	5.2	3.7	3.2	61.5
Santa Monica	1.8	2.1	3.3	4.5	4.7	5.0	5.4	5.4	3.9	3.4	2.4	2.2	44.2
MADERA													
Chowchilla	1.0	1.4	3.2	4.7	6.6	7.8	8.5	7.3	5.3	3.4	1.4	0.7	51.4
Madera	0.9	1.4	3.2	4.8	6.6	7.8	8.5	7.3	5.3	3.4	1.4	0.7	51.5
Raymond	1.2	1.5	3.0	4.6	6.1	7.6	8.4	7.3	5.2	3.4	1.4	0.7	50.5
MARIN													
Black Point	1.1	1.7	3.0	4.2	5.2	6.2	6.6	5.8	4.3	2.8	1.3	0.9	43.0
Novato	1.3	1.5	2.4	3.5	4.4	6.0	5.9	5.4	4.4	2.8	1.4	0.7	39.8
Point San Pedro	1.1	1.7	3.0	4.2	5.2	6.2	6.6	5.8	4.3	2.8	1.3	0.9	43.0
San Rafael	1.2	1.3	2.4	3.3	4.0	4.8	4.8	4.9	4.3	2.7	1.3	0.7	35.8
MARIPOSA													
Coulterville	1.1	1.5	2.8	4.4	5.9	7.3	8.1	7.0	5.3	3.4	1.4	0.7	48.8
Mariposa	1.1	1.5	2.8	4.4	5.9	7.4	8.2	7.1	5.0	3.4	1.4	0.7	49.0
Yosemite Village	0.7	1.0	2.3	3.7	5.1	6.5	7.1	6.1	4.4	2.9	1.1	0.6	41.4
MENDOCINO													
Fort Bragg	0.9	1.3	2.2	3.0	3.7	3.5	3.7	3.7	3.0	2.3	1.2	0.7	29.0
Hopland	1.1	1.3	2.6	3.4	5.0	5.9	6.5	5.7	4.5	2.8	1.3	0.7	40.9
Point Arena	1.0	1.3	2.3	3.0	3.7	3.9	3.7	3.7	3.0	2.3	1.2	0.7	29.6
Sanel Valley	1.0	1.6	3.0	4.6	6.0	7.0	8.0	7.0	5.2	3.4	1.4	0.9	49.1
Ukiah	1.0	1.3	2.6	3.3	5.0	5.8	6.7	5.9	4.5	2.8	1.3	0.7	40.9
MERCED													
Kesterson	0.9	1.7	3.4	5.5	7.3	8.2	8.6	7.4	5.5	3.8	1.8	0.9	55.1
Los Banos	1.0	1.5	3.2	4.7	6.1	7.4	8.2	7.0	5.3	3.4	1.4	0.7	50.0
Merced	1.0	1.5	3.2	4.7	6.6	7.9	8.5	7.2	5.3	3.4	1.4	0.7	51.5

Appendix A - Reference Evapotranspiration (ETo) Table*													
County and City	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual ETo
MODOC													
Modoc/Alturas	0.9	1.4	2.8	3.7	5.1	6.2	7.5	6.6	4.6	2.8	1.2	0.7	43.2
MONO													
Bridgeport	0.7	0.9	2.2	3.8	5.5	6.6	7.4	6.7	4.7	2.7	1.2	0.5	43.0
MONTEREY													
Arroyo Seco	1.5	2.0	3.7	5.4	6.3	7.3	7.2	6.7	5.0	3.9	2.0	1.6	52.6
Castroville	1.4	1.7	3.0	4.2	4.6	4.8	4.0	3.8	3.0	2.6	1.6	1.4	36.2
Gonzales	1.3	1.7	3.4	4.7	5.4	6.3	6.3	5.9	4.4	3.4	1.9	1.3	45.7
MONTEREY													
Greenfield	1.8	2.2	3.4	4.8	5.6	6.3	6.5	6.2	4.8	3.7	2.4	1.8	49.5
King City	1.7	2.0	3.4	4.4	4.4	5.6	6.1	6.7	6.5	5.2	2.2	1.3	49.6
King City-Oasis Rd.	1.4	1.9	3.6	5.3	6.5	7.3	7.4	6.8	5.1	4.0	2.0	1.5	52.7
Long Valley	1.5	1.9	3.2	4.1	5.8	6.5	7.3	6.7	5.3	3.6	2.0	1.2	49.1
Monterey	1.7	1.8	2.7	3.5	4.0	4.1	4.3	4.2	3.5	2.8	1.9	1.5	36.0
Pajaro	1.8	2.2	3.7	4.8	5.3	5.7	5.6	5.3	4.3	3.4	2.4	1.8	46.1
Salinas	1.6	1.9	2.7	3.8	4.8	4.7	5.0	4.5	4.0	2.9	1.9	1.3	39.1
Salinas North	1.2	1.5	2.9	4.1	4.6	5.2	4.5	4.3	3.2	2.8	1.5	1.2	36.9
San Ardo	1.0	1.7	3.1	4.5	5.9	7.2	8.1	7.1	5.1	3.1	1.5	1.0	49.0
San Juan	1.8	2.1	3.4	4.6	5.3	5.7	5.5	4.9	3.8	3.2	2.2	1.9	44.2
Soledad	1.7	2.0	3.4	4.4	5.5	5.4	6.5	6.2	5.2	3.7	2.2	1.5	47.7
NAPA													
Angwin	1.8	1.9	3.2	4.7	5.8	7.3	8.1	7.1	5.5	4.5	2.9	2.1	54.9
Carneros	0.8	1.5	3.1	4.6	5.5	6.6	6.9	6.2	4.7	3.5	1.4	1.0	45.8
Oakville	1.0	1.5	2.9	4.7	5.8	6.9	7.2	6.4	4.9	3.5	1.6	1.2	47.7
St Helena	1.2	1.5	2.8	3.9	5.1	6.1	7.0	6.2	4.8	3.1	1.4	0.9	44.1
Yountville	1.3	1.7	2.8	3.9	5.1	6.0	7.1	6.1	4.8	3.1	1.5	0.9	44.3
NEVADA													
Grass Valley	1.1	1.5	2.6	4.0	5.7	7.1	7.9	7.1	5.3	3.2	1.5	0.9	48.0
Nevada City	1.1	1.5	2.6	3.9	5.8	6.9	7.9	7.0	5.3	3.2	1.4	0.9	47.4
ORANGE													
Irvine	2.2	2.5	3.7	4.7	5.2	5.9	6.3	6.2	4.6	3.7	2.6	2.3	49.6
Laguna Beach	2.2	2.7	3.4	3.8	4.6	4.6	4.9	4.9	4.4	3.4	2.4	2.0	43.2
Santa Ana	2.2	2.7	3.7	4.5	4.6	5.4	6.2	6.1	4.7	3.7	2.5	2.0	48.2
PLACER													
Auburn	1.2	1.7	2.8	4.4	6.1	7.4	8.3	7.3	5.4	3.4	1.6	1.0	50.6
Blue Canyon	0.7	1.1	2.1	3.4	4.8	6.0	7.2	6.1	4.6	2.9	0.9	0.6	40.5
Colfax	1.1	1.5	2.6	4.0	5.8	7.1	7.9	7.0	5.3	3.2	1.4	0.9	47.9
Roseville	1.1	1.7	3.1	4.7	6.2	7.7	8.5	7.3	5.6	3.7	1.7	1.0	52.2
Soda Springs	0.7	0.7	1.8	3.0	4.3	5.3	6.2	5.5	4.1	2.5	0.7	0.7	35.4
Tahoe City	0.7	0.7	1.7	3.0	4.3	5.4	6.1	5.6	4.1	2.4	0.8	0.6	35.5
Truckee	0.7	0.7	1.7	3.2	4.4	5.4	6.4	5.7	4.1	2.4	0.8	0.6	36.2
PLUMAS													
Portola	0.7	0.9	1.9	3.5	4.9	5.9	7.3	5.9	4.3	2.7	0.9	0.5	39.4
Quincy	0.7	0.9	2.2	3.5	4.9	5.9	7.3	5.9	4.4	2.8	1.2	0.5	40.2
RIVERSIDE													
Beaumont	2.0	2.3	3.4	4.4	6.1	7.1	7.6	7.9	6.0	3.9	2.6	1.7	55.0
Blythe	2.4	3.3	5.3	6.9	8.7	9.6	9.6	8.7	6.9	5.0	3.0	2.2	71.4
Cathedral City	1.6	2.2	3.7	5.1	6.8	7.8	8.7	7.8	5.7	4.0	2.1	1.6	57.1
Coachella	2.9	4.4	6.2	8.4	10.5	11.9	12.3	10.1	8.9	6.2	3.8	2.4	88.1

Appendix A - Reference Evapotranspiration (ETo) Table*

County and City	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual ETo
RIVERSIDE													
Desert Center	2.9	4.1	6.4	8.5	11.0	12.1	12.2	11.1	9.0	6.4	3.9	2.6	90.0
Elsinore	2.1	2.8	3.9	4.4	5.9	7.1	7.6	7.0	5.8	3.9	2.6	1.9	55.0
Indio	3.1	3.6	6.5	8.3	10.5	11.0	10.8	9.7	8.3	5.9	3.7	2.7	83.9
La Quinta	2.4	2.8	5.2	6.5	8.3	8.7	8.5	7.9	6.5	4.5	2.7	2.2	66.2
Mecca	2.6	3.3	5.7	7.2	8.6	9.0	8.8	8.2	6.8	5.0	3.2	2.4	70.8
Oasis	2.9	3.3	5.3	6.1	8.5	8.9	8.7	7.9	6.9	4.8	2.9	2.3	68.4
Palm Deser	2.5	3.4	5.3	6.9	8.7	9.6	9.6	8.7	6.9	5.0	3.0	2.2	71.6
Palm Springs	2.0	2.9	4.9	7.2	8.3	8.5	11.6	8.3	7.2	5.9	2.7	1.7	71.1
Rancho California	1.8	2.2	3.4	4.8	5.6	6.3	6.5	6.2	4.8	3.7	2.4	1.8	49.5
Rancho Mirage	2.4	3.3	5.3	6.9	8.7	9.6	9.6	8.7	6.9	5.0	3.0	2.2	71.4
Ripley	2.7	3.3	5.6	7.2	8.7	8.7	8.4	7.6	6.2	4.6	2.8	2.2	67.8
Salton Sea North	2.5	3.3	5.5	7.2	8.8	9.3	9.2	8.5	6.8	5.2	3.1	2.3	71.7
Temecula East II	2.3	2.4	4.1	4.9	6.4	7.0	7.8	7.4	5.7	4.1	2.6	2.2	56.7
Thermal	2.4	3.3	5.5	7.6	9.1	9.6	9.3	8.6	7.1	5.2	3.1	2.1	72.8
Riverside UC	2.5	2.9	4.2	5.3	5.9	6.6	7.2	6.9	5.4	4.1	2.9	2.6	56.4
Winchester	2.3	2.4	4.1	4.9	6.4	6.9	7.7	7.5	6.0	3.9	2.6	2.1	56.8
SACRAMENTO													
Fair Oaks	1.0	1.6	3.4	4.1	6.5	7.5	8.1	7.1	5.2	3.4	1.5	1.0	50.5
Sacramento	1.0	1.8	3.2	4.7	6.4	7.7	8.4	7.2	5.4	3.7	1.7	0.9	51.9
Twitchell Island	1.2	1.8	3.9	5.3	7.4	8.8	9.1	7.8	5.9	3.8	1.7	1.2	57.9
SAN BENITO													
Hollister	1.5	1.8	3.1	4.3	5.5	5.7	6.4	5.9	5.0	3.5	1.7	1.1	45.1
San Benito	1.2	1.6	3.1	4.6	5.6	6.4	6.9	6.5	4.8	3.7	1.7	1.2	47.2
San Juan Valley	1.4	1.8	3.4	4.5	6.0	6.7	7.1	6.4	5.0	3.5	1.8	1.4	49.1
SAN BERNARDINO													
Baker	2.7	3.9	6.1	8.3	10.4	11.8	12.2	11.0	8.9	6.1	3.3	2.1	86.6
Barstow NE	2.2	2.9	5.3	6.9	9.0	10.1	9.9	8.9	6.8	4.8	2.7	2.1	71.7
Big Bear Lake	1.8	2.6	4.6	6.0	7.0	7.6	8.1	7.4	5.4	4.1	2.4	1.8	58.6
Chino	2.1	2.9	3.9	4.5	5.7	6.5	7.3	7.1	5.9	4.2	2.6	2.0	54.6
Crestline	1.5	1.9	3.3	4.4	5.5	6.6	7.8	7.1	5.4	3.5	2.2	1.6	50.8
Lake Arrowhead	1.8	2.6	4.6	6.0	7.0	7.6	8.1	7.4	5.4	4.1	2.4	1.8	58.6
Lucerne Valley	2.2	2.9	5.1	6.5	9.1	11.0	11.4	9.9	7.4	5.0	3.0	1.8	75.3
Needles	3.2	4.2	6.6	8.9	11.0	12.4	12.8	11.0	8.9	6.6	4.0	2.7	92.1
Newberry Springs	2.1	2.9	5.3	8.4	9.8	10.9	11.1	9.9	7.6	5.2	3.1	2.0	78.2
San Bernardino	2.0	2.7	3.8	4.6	5.7	6.9	7.9	7.4	5.9	4.2	2.6	2.0	55.6
Twentynine Palms	2.6	3.6	5.9	7.9	10.1	11.2	11.2	10.3	8.6	5.9	3.4	2.2	82.9
Victorville	2.0	2.6	4.6	6.2	7.3	8.9	9.8	9.0	6.5	4.7	2.7	2.1	66.2
SAN DIEGO													
Chula Vista	2.2	2.7	3.4	3.8	4.9	4.7	5.5	4.9	4.5	3.4	2.4	2.0	44.2
Escondido SPV	2.4	2.6	3.9	4.7	5.9	6.5	7.1	6.7	5.3	3.9	2.8	2.3	54.2
SAN DIEGO													
Miramar	2.3	2.5	3.7	4.1	5.1	5.4	6.1	5.8	4.5	3.3	2.4	2.1	47.1
Oceanside	2.2	2.7	3.4	3.7	4.9	4.6	4.6	5.1	4.1	3.3	2.4	2.0	42.9
Otay Lake	2.3	2.7	3.9	4.6	5.6	5.9	6.2	6.1	4.8	3.7	2.6	2.2	50.4
Pine Valley	1.5	2.4	3.8	5.1	6.0	7.0	7.8	7.3	6.0	4.0	2.2	1.7	54.8
Ramona	2.1	2.1	3.4	4.6	5.2	6.3	6.7	6.8	5.3	4.1	2.8	2.1	51.6
San Diego	2.1	2.4	3.4	4.6	5.1	5.3	5.7	5.6	4.3	3.6	2.4	2.0	46.5
Santee	2.1	2.7	3.7	4.5	5.5	6.1	6.6	6.2	5.4	3.8	2.6	2.0	51.1
Torrey Pines	2.2	2.3	3.4	3.9	4.0	4.1	4.6	4.7	3.8	2.8	2.0	2.0	39.8
Warner Springs	1.6	2.7	3.7	4.7	5.7	7.6	8.3	7.7	6.3	4.0	2.5	1.3	56.0

Appendix A - Reference Evapotranspiration (ETo) Table*													
County and City	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual ETo
SAN FRANCISCO													
San Francisco	1.5	1.3	2.4	3.0	3.7	4.6	4.9	4.8	4.1	2.8	1.3	0.7	35.1
SAN JOAQUIN													
Farmington	1.5	1.5	2.9	4.7	6.2	7.6	8.1	6.8	5.3	3.3	1.4	0.7	50.0
Lodi West	1.0	1.6	3.3	4.3	6.3	6.9	7.3	6.4	4.5	3.0	1.4	0.8	46.7
Manteca	0.9	1.7	3.4	5.0	6.5	7.5	8.0	7.1	5.2	3.3	1.6	0.9	51.2
Stockton	0.8	1.5	2.9	4.7	6.2	7.4	8.1	6.8	5.3	3.2	1.4	0.6	49.1
Tracy	1.0	1.5	2.9	4.5	6.1	7.3	7.9	6.7	5.3	3.2	1.3	0.7	48.5
SAN LUIS OBISPO													
Arroyo Grande	2.0	2.2	3.2	3.8	4.3	4.7	4.3	4.6	3.8	3.2	2.4	1.7	40.0
Atascadero	1.2	1.5	2.8	3.9	4.5	6.0	6.7	6.2	5.0	3.2	1.7	1.0	43.7
Morro Bay	2.0	2.2	3.1	3.5	4.3	4.5	4.6	4.6	3.8	3.5	2.1	1.7	39.9
Nipomo	2.2	2.5	3.8	5.1	5.7	6.2	6.4	6.1	4.9	4.1	2.9	2.3	52.1
Paso Robles	1.6	2.0	3.2	4.3	5.5	6.3	7.3	6.7	5.1	3.7	2.1	1.4	49.0
San Luis Obispo	2.0	2.2	3.2	4.1	4.9	5.3	4.6	5.5	4.4	3.5	2.4	1.7	43.8
San Miguel	1.6	2.0	3.2	4.3	5.0	6.4	7.4	6.8	5.1	3.7	2.1	1.4	49.0
San Simeon	2.0	2.0	2.9	3.5	4.2	4.4	4.6	4.3	3.5	3.1	2.0	1.7	38.1
SAN MATEO													
Hal Moon Bay	1.5	1.7	2.4	3.0	3.9	4.3	4.3	4.2	3.5	2.8	1.3	1.0	33.7
Redwood City	1.5	1.8	2.9	3.8	5.2	5.3	6.2	5.6	4.8	3.1	1.7	1.0	42.8
Woodside	1.8	2.2	3.4	4.8	5.6	6.3	6.5	6.2	4.8	3.7	2.4	1.8	49.5
SANTA BARBARA													
Betteravia	2.1	2.6	4.0	5.2	6.0	5.9	5.8	5.4	4.1	3.3	2.7	2.1	49.1
Carpenteria	2.0	2.4	3.2	3.9	4.8	5.2	5.5	5.7	4.5	3.4	2.4	2.0	44.9
Cuyama	2.1	2.4	3.8	5.4	6.9	7.9	8.5	7.7	5.9	4.5	2.6	2.0	59.7
Goleta	2.1	2.5	3.9	5.1	5.7	5.7	5.4	5.4	4.2	3.2	2.8	2.2	48.1
Goleta Foothills	2.3	2.6	3.7	5.4	5.3	5.6	5.5	5.7	4.5	3.9	2.8	2.3	49.6
Guadalupe	2.0	2.2	3.2	3.7	4.9	4.6	4.5	4.6	4.1	3.3	2.4	1.7	41.1
Lompoc	2.0	2.2	3.2	3.7	4.8	4.6	4.9	4.8	3.9	3.2	2.4	1.7	41.1
Los Alamos	1.8	2.0	3.2	4.1	4.9	5.3	5.7	5.5	4.4	3.7	2.4	1.6	44.6
Santa Barbara	2.0	2.5	3.2	3.8	4.6	5.1	5.5	4.5	3.4	2.4	1.8	1.8	40.6
SANTA BARBARA													
Santa Maria	1.8	2.3	3.7	5.1	5.7	5.8	5.6	5.3	4.2	3.5	2.4	1.9	47.4
Santa Ynez	1.7	2.2	3.5	5.0	5.8	6.2	6.4	6.0	4.5	3.6	2.2	1.7	48.7
Sisquoc	2.1	2.5	3.8	4.1	6.1	6.3	6.4	5.8	4.7	3.4	2.3	1.8	49.2
Solvang	2.0	2.0	3.3	4.3	5.0	5.6	6.1	5.6	4.4	3.7	2.2	1.6	45.6
SANTA CLARA													
Gilroy	1.3	1.8	3.1	4.1	5.3	5.6	6.1	5.5	4.7	3.4	1.7	1.1	43.6
Los Gatos	1.5	1.8	2.8	3.9	5.0	5.6	6.2	5.5	4.7	3.2	1.7	1.1	42.9
Morgan Hill	1.5	1.8	3.4	4.2	6.3	7.0	7.1	6.0	5.1	3.7	1.9	1.4	49.5
Palo Alto	1.5	1.8	2.8	3.8	5.2	5.3	6.2	5.6	5.0	3.2	1.7	1.0	43.0
San Jose	1.5	1.8	3.1	4.1	5.5	5.8	6.5	5.9	5.2	3.3	1.8	1.0	45.3
SANTA CRUZ													
De Laveaga	1.4	1.9	3.3	4.7	4.9	5.3	5.0	4.8	3.6	3.0	1.6	1.3	40.8
Green Valley Rd	1.2	1.8	3.2	4.5	4.6	5.4	5.2	5.0	3.7	3.1	1.6	1.3	40.6
Santa Cruz	1.5	1.8	2.6	3.5	4.3	4.4	4.8	4.4	3.8	2.8	1.7	1.2	36.6
Watsonville	1.5	1.8	2.7	3.7	4.6	4.5	4.9	4.2	4.0	2.9	1.8	1.2	37.7
Webb	1.8	2.2	3.7	4.8	5.3	5.7	5.6	5.3	4.3	3.4	2.4	1.8	46.2

Appendix A - Reference Evapotranspiration (ETo) Table*													
County and City	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual ETo
SHASTA													
Burney	0.7	1.0	2.1	3.5	4.9	5.9	7.4	6.4	4.4	2.9	0.9	0.6	40.9
Fall River Mills	0.6	1.0	2.1	3.7	5.0	6.1	7.8	6.7	4.6	2.8	0.9	0.5	41.8
Glenburn	0.6	1.0	2.1	3.7	5.0	6.3	7.8	6.7	4.7	2.8	0.9	0.6	42.1
McArthur	0.7	1.4	2.9	4.2	5.6	6.9	8.2	7.2	5.0	3.0	1.1	0.6	46.8
Redding	1.2	1.4	2.6	4.1	5.6	7.1	8.5	7.3	5.3	3.2	1.4	0.9	48.8
SIERRA													
Downieville	0.7	1.0	2.3	3.5	5.0	6.0	7.4	6.2	4.7	2.8	0.9	0.6	41.3
Sierraville	0.7	1.1	2.2	3.2	4.5	5.9	7.3	6.4	4.3	2.6	0.9	0.5	39.6
SISKIYOU													
Happy Camp	0.5	0.9	2.0	3.0	4.3	5.2	6.1	5.3	4.1	2.4	0.9	0.5	35.1
MacDoel	1.0	1.7	3.1	4.5	5.9	7.2	8.1	7.1	5.1	3.1	1.5	1.0	49.0
Mt Shasta	0.5	0.9	2.0	3.0	4.5	5.3	6.7	5.7	4.0	2.2	0.7	0.5	36.0
Tule lake FS	0.7	1.3	2.7	4.0	5.4	6.3	7.1	6.4	4.7	2.8	1.0	0.6	42.9
Weed	0.5	0.9	2.0	2.5	4.5	5.3	6.7	5.5	3.7	2.0	0.9	0.5	34.9
Yreka	0.6	0.9	2.1	3.0	4.9	5.8	7.3	6.5	4.3	2.5	0.9	0.5	39.2
SOLANO													
Dixon	0.7	1.4	3.2	5.2	6.3	7.6	8.2	7.2	5.5	4.3	1.6	1.1	52.1
Fairfield	1.1	1.7	2.8	4.0	5.5	6.1	7.8	6.0	4.8	3.1	1.4	0.9	45.2
Hastings Tract	1.6	2.2	3.7	5.1	6.8	7.8	8.7	7.8	5.7	4.0	2.1	1.6	57.1
Putah Creek	1.0	1.6	3.2	4.9	6.1	7.3	7.9	7.0	5.3	3.8	1.8	1.2	51.0
Rio Vista	0.9	1.7	2.8	4.4	5.9	6.7	7.9	6.5	5.1	3.2	1.3	0.7	47.0
Suisun Valley	0.6	1.3	3.0	4.7	5.8	7.0	7.7	6.8	5.3	3.8	1.4	0.9	48.3
Winters	0.9	1.7	3.3	5.0	6.4	7.5	7.9	7.0	5.2	3.5	1.6	1.0	51.0
SONOMA													
Bennett Valley	1.1	1.7	3.2	4.1	5.5	6.5	6.6	5.7	4.5	3.1	1.5	0.9	44.4
Cloverdale	1.1	1.4	2.6	3.4	5.0	5.9	6.2	5.6	4.5	2.8	1.4	0.7	40.7
Fort Ross	1.2	1.4	2.2	3.0	3.7	4.5	4.2	4.3	3.4	2.4	1.2	0.5	31.9
Healdsburg	1.2	1.5	2.4	3.5	5.0	5.9	6.1	5.6	4.5	2.8	1.4	0.7	40.8
Lincoln	1.2	1.7	2.8	4.7	6.1	7.4	8.4	7.3	5.4	3.7	1.9	1.2	51.9
Petaluma	1.2	1.5	2.8	3.7	4.6	5.6	4.6	5.7	4.5	2.9	1.4	0.9	39.6
Santa Rosa	1.2	1.7	2.8	3.7	5.0	6.0	6.1	5.9	4.5	2.9	1.5	0.7	42.0
Valley of the Moon	1.0	1.6	3.0	4.5	5.6	6.6	7.1	6.3	4.7	3.3	1.5	1.0	46.1
Windsor	0.9	1.6	3.0	4.5	5.5	6.5	6.5	5.9	4.4	3.2	1.4	1.0	44.2
Denair	1.0	1.9	3.6	4.7	7.0	7.9	8.0	6.1	5.3	3.4	1.5	1.0	51.4
La Grange	1.2	1.5	3.1	4.7	6.2	7.7	8.5	7.3	5.3	3.4	1.4	0.7	51.2
Modesto	0.9	1.4	3.2	4.7	6.4	7.7	8.1	6.8	5.0	3.4	1.4	0.7	49.7
Newman	1.0	1.5	3.2	4.6	6.2	7.4	8.1	6.7	5.0	3.4	1.4	0.7	49.3
STANISLAUS													
Oakdale	1.2	1.5	3.2	4.7	6.2	7.7	8.1	7.1	5.1	3.4	1.4	0.7	50.3
Patterson	1.3	2.1	4.2	5.4	7.9	8.6	8.2	6.6	5.8	4.0	1.9	1.3	57.3
Turlock	0.9	1.5	3.2	4.7	6.5	7.7	8.2	7.0	5.1	3.4	1.4	0.7	50.2
SUTTER													
Nicolaus	0.9	1.6	3.2	4.9	6.3	7.5	8.0	6.9	5.2	3.4	1.5	0.9	50.2
Yuba City	1.3	2.1	2.8	4.4	5.7	7.2	7.1	6.1	4.7	3.2	1.2	0.9	46.7
TEHAMA													
Corning	1.2	1.8	2.9	4.5	6.1	7.3	8.1	7.2	5.3	3.7	1.7	1.1	50.7
Gerber	1.0	1.8	3.5	5.0	6.6	7.9	8.7	7.4	5.8	4.1	1.8	1.1	54.7
Gerber Dryland	0.9	1.6	3.2	4.7	6.7	8.4	9.0	7.9	6.0	4.2	2.0	1.0	55.5
Red Bluff	1.2	1.8	2.9	4.4	5.9	7.4	8.5	7.3	5.4	3.5	1.7	1.0	51.1

Appendix A - Reference Evapotranspiration (ETo) Table*													
County and City	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual ETo
TRINITY													
Hay Fork	0.5	1.1	2.3	3.5	4.9	5.9	7.0	6.0	4.5	2.8	0.9	0.7	40.1
Weaverville	0.6	1.1	2.2	3.3	4.9	5.9	7.3	6.0	4.4	2.7	0.9	0.7	40.0
TULARE													
Alpaugh	0.9	1.7	3.4	4.8	6.6	7.7	8.2	7.3	5.4	3.4	1.4	0.7	51.6
Badger	1.0	1.3	2.7	4.1	6.0	7.3	7.7	7.0	4.8	3.3	1.4	0.7	47.3
Delano	1.1	1.9	4.0	4.9	7.2	7.9	8.1	7.3	5.4	3.2	1.5	1.2	53.6
Dinuba	1.1	1.5	3.2	4.7	6.2	7.7	8.5	7.3	5.3	3.4	1.4	0.7	51.2
Lindcove	0.9	1.6	3.0	4.8	6.5	7.6	8.1	7.2	5.2	3.4	1.6	0.9	50.6
Porterville	1.2	1.8	3.4	4.7	6.6	7.7	8.5	7.3	5.3	3.4	1.4	0.7	52.1
Visalia	0.9	1.7	3.3	5.1	6.8	7.7	7.9	6.9	4.9	3.2	1.5	0.8	50.7
TUOLUMNE													
Groveland	1.1	1.5	2.8	4.1	5.7	7.2	7.9	6.6	5.1	3.3	1.4	0.7	47.5
Sonora	1.1	1.5	2.8	4.1	5.8	7.2	7.9	6.7	5.1	3.2	1.4	0.7	47.6
VENTURA													
Camarillo	2.2	2.5	3.7	4.3	5.0	5.2	5.9	5.4	4.2	3.0	2.5	2.1	46.1
Oxnard	2.2	2.5	3.2	3.7	4.4	4.6	5.4	4.8	4.0	3.3	2.4	2.0	42.3
Piru	2.8	2.8	4.1	5.6	6.0	6.8	7.6	7.8	5.8	5.2	3.7	3.2	61.5
Port Hueneme	2.0	2.3	3.3	4.6	4.9	4.9	4.9	5.0	3.7	3.2	2.5	2.2	43.5
Thousand Oaks	2.2	2.6	3.4	4.5	5.4	5.9	6.7	6.4	5.4	3.9	2.6	2.0	51.0
Ventura	2.2	2.6	3.2	3.8	4.6	4.7	5.5	4.9	4.1	3.4	2.5	2.0	43.5
YOLO													
Bryte	0.9	1.7	3.3	5.0	6.4	7.5	7.9	7.0	5.2	3.5	1.6	1.0	51.0
Davis	1.0	1.9	3.3	5.0	6.4	7.6	8.2	7.1	5.4	4.0	1.8	1.0	52.5
Esparto	1.0	1.7	3.4	5.5	6.9	8.1	8.5	7.5	5.8	4.2	2.0	1.2	55.8
Winters	1.7	1.7	2.9	4.4	5.8	7.1	7.9	6.7	5.3	3.3	1.6	1.0	49.4
Woodland	1.0	1.8	3.2	4.7	6.1	7.7	8.2	7.2	5.4	3.7	1.7	1.0	51.6
Zamora	1.1	1.9	3.5	5.2	6.4	7.4	7.8	7.0	5.5	4.0	1.9	1.2	52.8
YUBA													
Browns Valley	1.0	1.7	3.1	4.7	6.1	7.5	8.5	7.6	5.7	4.1	2.0	1.1	52.9
Brownsville	1.1	1.4	2.6	4.0	5.7	6.8	7.9	6.8	5.3	3.4	1.5	0.9	47.4
* The values in this table were derived from:													
1) California Irrigation Management Information System (CIMIS);													
2) Reference EvapoTranspiration Zones Map, UC Dept. of Land, Air & Water Resources and California Dept of Water Resources 1999; and													
3) Reference Evapotranspiration for California, University of California, Department of Agriculture and Natural Resources (1987) Bulletin 1922 4) Determining Daily Reference Evapotranspiration, Cooperative Extension UC Division of Agriculture and Natural Resources (1987), Publication Leaflet 21426													

SECTION B. WATER BUDGET CALCULATIONS

Section B1. Maximum Applied Water Allowance (MAWA)

The project's Maximum Applied Water Allowance shall be calculated using this equation:

$$\text{MAWA} = (\text{ETo}) (0.62) [(0.7 \times \text{LA}) + (0.3 \times \text{SLA})]$$

where:

- MAWA = Maximum Applied Water Allowance (gallons per year)
- ETo = Reference Evapotranspiration from Appendix A (inches per year)
- 0.7 = ET Adjustment Factor (ETAF)
- LA = Landscaped Area includes Special Landscape Area (square feet)
- 0.62 = Conversion factor (to gallons per square foot)
- SLA = Portion of the landscape area identified as Special Landscape Area (square feet)
- 0.3 = the additional ET Adjustment Factor for Special Landscape Area (1.0 - 0.7 = 0.3)

Maximum Applied Water Allowance = _____ gallons per year

Show calculations.

Effective Precipitation (Eppt)

If considering Effective Precipitation, use 25% of annual precipitation. Use the following equation to calculate Maximum Applied Water Allowance:

$$\text{MAWA} = (\text{ETo} - \text{Eppt}) (0.62) [(0.7 \times \text{LA}) + (0.3 \times \text{SLA})]$$

Maximum Applied Water Allowance = _____ gallons per year

Show calculations.

Section B2. Estimated Total Water Use (ETWU)

The project's Estimated Total Water Use is calculated using the following formula:

$$ETWU = (ETo)(0.62) \left(\frac{PF \times HA}{IE} + SLA \right)$$

where:

- ETWU = Estimated total water use per year (gallons per year)
- ETo = Reference Evapotranspiration (inches per year)
- PF = Plant Factor from WUCOLS (see Definitions)
- HA = Hydrozone Area [high, medium, and low water use areas] (square feet)
- SLA = Special Landscape Area (square feet)
- 0.62 = Conversion Factor (to gallons per square foot)
- IE = Irrigation Efficiency (minimum 0.71)

Hydrozone Table for Calculating ETWU

Please complete the hydrozone table(s). Use as many tables as necessary.

Hydrozone	Plant Water Use Type(s)	Plant Factor (PF)	Area (HA) (square feet)	PF x HA (square feet)
			Sum	
	SLA			

Estimated Total Water Use = _____ gallons

Show calculations.

Appendix C – Sample Certificate of Completion.

CERTIFICATE OF COMPLETION

This certificate is filled out by the project applicant upon completion of the landscape project.

PART 1. PROJECT INFORMATION SHEET

Date		
Project Name		
Name of Project Applicant	Telephone No.	
	Fax No.	
Title	Email Address	
Company	Street Address	
City	State	Zip Code

Project Address and Location:

Street Address		Parcel, tract or lot number, if available.
City		Latitude/Longitude (optional)
State	Zip Code	

Property Owner or his/her designee:

Name	Telephone No.	
	Fax No.	
Title	Email Address	
Company	Street Address	
City	State	Zip Code

Property Owner

"I/we certify that I/we have received copies of all the documents within the Landscape Documentation Package and the Certificate of Completion and that it is our responsibility to see that the project is maintained in accordance with the Landscape and Irrigation Maintenance Schedule."

Property Owner Signature

Date

Please answer the questions below:

1. Date the Landscape Documentation Package was submitted to the local agency _____
2. Date the Landscape Documentation Package was approved by the local agency _____
3. Date that a copy of the Water Efficient Landscape Worksheet (including the Water Budget Calculation) was submitted to the local water purveyor _____

PART 2. CERTIFICATION OF INSTALLATION ACCORDING TO THE LANDSCAPE DOCUMENTATION PACKAGE

"I/we certify that based upon periodic site observations, the work has been substantially completed in accordance with the ordinance and that the landscape planting and irrigation installation conform with the criteria and specifications of the approved Landscape Documentation Package."

Signature*	Date	
Name (print)	Telephone No.	
	Fax No.	
Title	Email Address	
License No. or Certification No.		
Company	Street Address	
City	State	Zip Code

*Signer of the landscape design plan, signer of the irrigation plan, or a licensed landscape contractor.

PART 3. IRRIGATION SCHEDULING

Attach parameters for setting the irrigation schedule on controller per ordinance Section 492.10.

PART 4. SCHEDULE OF LANDSCAPE AND IRRIGATION MAINTENANCE

Attach schedule of Landscape and Irrigation Maintenance per ordinance Section 492.11.

PART 5. LANDSCAPE IRRIGATION AUDIT REPORT

Attach Landscape Irrigation Audit Report per ordinance Section 492.12.

PART 6. SOIL MANAGEMENT REPORT

Attach soil analysis report, if not previously submitted with the Landscape Documentation Package per ordinance Section 492.5.

Attach documentation verifying implementation of recommendations from soil analysis report per ordinance Section 492.5.

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL
 OF THE CITY OF LONG BEACH AMENDING THE
 LONG BEACH MUNICIPAL CODE BY AMENDING
 SUBSECTIONS 21.32.220.D, 21.32.225.A.2 AND
 21.32.225.A.4, SECTION 21.33.145, TABLE 33-4
 OF SECTION 21.33, SECTION 21.38.245,
 SUBSECTION 21.41.266.B, AND AMENDING
 CHAPTER 21.42; AND BY REPEALING SECTIONS
 21.41.256 AND 21.41.257, ALL RELATED TO
 LANDSCAPING STANDARDS

The City Council of the City of Long Beach does hereby ordain as follows:

Section 1. Subsection 21.32.220.D of the Long Beach Municipal Code is amended as follows:

D. Required Landscaping. All required yard areas, except yards abutting alleys and yards used for outdoor dining, shall contain an area not less than five feet (5') in width planted with trees, shrubs and/or ground cover. The four-foot (4') setback area from the abutting alley shall also be landscaped unless such area is used for a driving aisle. For additional landscape requirements, see Chapter 21.42, Landscape Standards.

Section 2. Subsections 21.32.225.A.2 and 21.32.225.A.4 of the Long Beach Municipal Code are amended as follows:

2. Parking Lots. All parking lots shall be screened as provided for in Sections 21.41.266 and Chapter 21.42.

OFFICE OF THE CITY ATTORNEY
 ROBERT E. SHANNON, City Attorney
 333 West Ocean Boulevard, 11th Floor
 Long Beach, CA 90802-4664

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4. Parking Structures. All sides of a parking structure abutting a public street shall be screened by trees, vines or other decorative screening approved by the Director of Development Services. See Chapter 21.42 for additional requirements.

Section 3. Section 21.33.145 of the Long Beach Municipal Code is amended as follows:

21.33.145 Parking areas abutting streets.

Wherever a parking area abuts a property line adjacent to a street, a five-foot (5') wide landscaped strip shall be provided between the parking area and the property line abutting the public right-of-way. See Chapter 21.42 for additional requirements.

//
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OFFICE OF THE CITY ATTORNEY
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Section 4. Table 33-4 of Section 21.33 of the Long Beach

Municipal Code is amended as follows:

Table 33-4

Minimum Required Setbacks/Yards Areas

Required Setback/Yard Area	IL	IM	IG	IP
Yard Fronting on Minor Arterial or Greater Street Classification	10 ft	10 ft	10 ft	10 ft
Yard Fronting on Local or Collector Street	6 ft	0 ft	0 ft	0 ft
Parking Lot Setback for Yard Fronting on a Street	5 ft (a)	5 ft (a)	5 ft (a)	5 ft (a)
Yard Abutting Alleys	10 ft from centerline	10 ft from centerline	10 ft from centerline	10 ft from centerline
Yards Abutting Residential District	20 ft	45 ft	45 ft	No restriction
Yards Abutting Nonresidential District	0 ft (b)	0 ft (b)	0 ft (b)	0 ft (b)

Notes:

- (a) See also Section 21.33.145
- (b) Separation between buildings on adjacent lots shall be provided as required by the Fire Code and Uniform Building Code, or any successor Code.

Section 5. Subsection 21.38.245 of the Long Beach Municipal

Code is amended as follows:

The area between any corral or stable and any property line shall be landscaped and maintained in a neat and healthy condition. One (1) fifteen (15) gallon tree shall be planted for each thirty (30) linear feet of property line adjoining a public right-of-way. See Chapter 21.42 for additional landscaping requirements.

1 Section 6. Chapter 21.42 of the Long Beach Municipal Code is
2 hereby amended to read as follows:

3 Chapter 21.42

4 Landscaping Standards

5
6 21.42.010 Purpose.

7 Landscapes are intended to improve the physical appearance of
8 the City by providing visual, ecological, and psychological relief in the
9 urban environment. Successfully designed and maintained landscape
10 areas provide an attractive living, working, and recreating environment in
11 addition to their role in reducing water and energy consumption.

12
13 21.42.020 Landscaping required.

14 The provisions of this Chapter shall be the minimum requirements
15 for the provision and maintenance of landscaped areas.

16
17 21.42.030 General requirements.

18 The following requirements shall apply to all zoning districts:

19 A. Landscaped Area. All required yards and setback areas
20 shall be attractively landscaped primarily with drought tolerant and native
21 plant materials. Decorative non-living materials such as brick, stone, art,
22 fountains and ponds may be used within the landscaped area provided
23 such materials present an attractive setting consistent with the intent of
24 these landscaping requirements. All landscape areas shall be completely
25 planted or covered.

PLEASE ADD: "Landscape area" means all the planting areas, turf areas, and water features in
a landscape design plan subject to the Maximum Applied Water Allowance calculation. The
landscape area does not include footprints of buildings or structures, sidewalks, driveways,
parking lots, decks, patios, and other non-irrigated areas designated for non-development.

26 1. A minimum of ninety percent (90%) of total landscape
27 area shall consist of very low to low water usage plantings based on plant
28 species classifications provided by the State's Water Use Classifications

1 of Landscape Species (WUCOLS) document. Planted areas containing
2 less than ninety percent (90%) of land covered with very low to low water
3 use planting shall require submittal of a complete Landscape Document
4 Package showing the Estimated Total Water Usage (ETWU) of all
5 proposed plantings falling below the property's specific Maximum Applied
6 Water Allowance (MAWA), as specified in the Landscape Document
7 Package application.

PLEASE MODIFY TO:

"Non-permeable paving..."

8 2. Paving shall not cover more than thirty percent (30%)
9 of on-site area that is not covered by structures and parking. To help with
10 on site stormwater retention and filtration along with reducing the urban
11 heat island effect, the use of permeable and high reflectance paving
12 materials are encouraged.

13 3. Water-efficient landscape irrigation systems on
14 automated timers and sensors shall be used and abide by all applicable
15 Long Beach Water Department water use prohibitions.

16 4. Large canopy trees shall be used to help minimize
17 urban heat island effect.

18 5. Projects shall be designed to minimize or eliminate
19 use of turf.

20 6. Recirculating water systems shall be used with
21 decorative water features. Where available, recycled water shall be used
22 as a water source.

23 7. Plants with similar water needs shall be planted
24 together.

25 8. The use of infiltration beds, swales, and basins that
26 allow water to collect and soak into the ground; and retention ponds that
27 retain water, handle excess flow and filter pollutants are highly
28 encouraged in the landscape design.

1 B. Maintenance. All landscaped and paved areas shall be
2 maintained in a neat, attractive, orderly and water efficient condition. All
3 paved areas, walls and fences shall be in good repair without broken
4 parts, holes or litter. Dead or diseased plants shall be removed and
5 replaced with plant materials that comply with the provisions of this
6 Chapter.

7 C. Plans Required. When applicable, a Landscape Document
8 Package shall be approved prior to the issuance of any planning or
9 building permit. For projects proposing landscape area coverage with a
10 minimum of ninety percent (90%) very low to low water use plantings,
11 ETWU and MAWA calculations are not required in the Landscape
12 Document Package submittal. Applicable landscaping, irrigation, planter
13 drainage, water reuse, retention and filtration improvements shall be
14 implemented before any final building and planning inspection is
15 approved.

17 21.42.035 Special requirements for Water Efficient Landscaping.

18 A. Applicability.

19 1. The requirements of this Chapter shall apply to the
20 following projects:

21 a. All projects which require the issuance of a
22 discretionary permit or Site Plan Review;

PLEASE REMOVE:
"discretionary permit or"

23 b. New construction and rehabilitated landscapes
24 for public agency projects and private development projects with a
25 landscape area equal to or greater than two thousand five hundred
26 (2,500) square feet requiring a building or landscape permit, plan check or
27 design review;

28 c. New construction and rehabilitated landscapes

1 which are developer-installed in single-family and multi-family projects
2 with a landscape area equal to or greater than two thousand five hundred
3 (2,500) square feet requiring a building or landscape permit, plan check,
4 or design review;

5 d. New construction landscapes which are
6 homeowner-provided and/or homeowner-hired in single-family and multi-
7 family residential projects with a total project landscape area equal to or
8 greater than five thousand (5,000) square feet requiring a building or
9 landscape permit, plan check or design review;

10 e. Cemeteries. Recognizing the special
11 landscape management needs of cemeteries, new and rehabilitated
12 cemeteries are limited to Sections 492.4, 492.11 and 492.12; and existing
13 cemeteries are limited to Sections 493, 493.1 and 493.2 of the California
14 Code of Regulations Title 23, Chapter 2.7, Model Water Efficient
15 Landscape Ordinance;

16 f. Existing landscapes are limited to Sections
17 493, 493.1 and 493.2 of the California Code of Regulations Title 23,
18 Chapter 2.7, Model Water Efficient Landscape Ordinance; and

19 g. Public facilities/ PLEASE ADD: and public rights-of-way;

20 2. The requirements of this Chapter shall not apply to
21 the following projects:

22 a. Registered local, state or federal historical
23 sites;

24 b. Landscape projects not connected to the
25 public water system;

26 c. Ecological restoration projects that do not
27 require a permanent irrigation system; or

28 d. Plant collections, as part of botanical gardens

1 and arboretums open to the public.

2 3. Special landscaped areas including sports fields, golf
3 courses, and playgrounds where turf is the surface utilized for recreational
4 use may require water exceeding the Maximum Applied Water Allowance
5 (MAWA). As such, justification must be provided in the submittal
6 documentation outlining specific hydrozones needed for additional water
7 exceeding the MAWA. Turf shall be limited to areas utilized for high
8 recreation areas while the perimeter areas shall utilize drought-tolerant
9 and native plants in hydrozones (very low water and low water use).

10 4. Orchards, community gardens and nurseries may
11 require water exceeding the MAWA. As such, justification must be
12 provided in the submittal documentation outlining specific hydrozones
13 needed for additional water exceeding the MAWA.

14 5. Edible plant gardens may comprise up to ten percent
15 (10%) of total landscaped area. Edible plant gardens in excess of ten
16 percent (10%) but not exceeding twenty percent (20%) of total
17 landscaped area shall use an adequately sized rain barrel or other water
18 retention system for garden irrigation.

19
20 21.42.040 Landscaping standards for R-3, R-4 and
21 Non-residential Districts.

22 A. Applicability. All portions of a lot not paved or occupied by a
23 structure shall be attractively landscaped. All required set back areas
24 shall be landscaped unless used for a permitted use.

25 B. Landscape Area Requirements. A minimum number of
26 plants shall be provided as follows:

27 1. On-Site Street Frontage.

28 a. Within the required setback area along all

1 street frontages, except at driveways, a minimum five-foot (5') wide
2 landscaping strip (inside dimension to planter) shall be provided. This
3 area shall be landscaped with one (1) tree for each fifteen (15) linear feet
4 of street frontage and three (3) shrubs for each tree.

5 b. Sites with more than one hundred feet (100') of
6 street frontage shall also provide one (1) tree of not less than thirty-six
7 inch (36") box size for each one hundred feet (100') of street frontage.

8 c. Planters. All on-site landscaped areas
9 adjoining the public right-of-way shall be located in planters not less than
10 three inches (3") high. The planters shall be designed to drain back onto
11 the private property and not directly onto the public right-of-way. When
12 required, tree-wells shall be sized to allow full growth of proposed trees
13 within the public right-of-way.

14 2. Parking Lots.

15 a. One (1) canopy tree shall be provided for each
16 four (4) open parking spaces. Trees may be clustered provided the fifty
17 percent (50%) tree canopy shade coverage of all parking stall and related
18 drive aisle areas, after ten (10) years of growth, is achieved. A minimum
19 of one (1) cluster for each one hundred feet (100') of a row or double row
20 of parking spaces shall be provided.

21 b. A minimum four foot (4') by four foot (4')
22 planter size shall be provided to allow full growth of proposed trees.

23 c. Screening Required. A three-foot (3') tall
24 masonry wall, landscaped berm, or hedge shall be provided in the event
25 parking areas abut a street frontage. See Section 21.41.266.C for
26 requirements.

27 d. Wheel Stops. No vehicles shall be permitted
28 to overhang required landscaped areas behind wheel stops. See Section

1 21.41.269 for requirements.

2 3. Parking Structures.

3 a. An attractive six-foot (6') wide landscaping
4 strip shall be provided on all sides of the structure except at driveways
5 and walkways. One (1) tree shall be provided for each twenty feet (20') of
6 perimeter of the structure in addition to required screening when abutting
7 a residential district, school, or a street frontage. Trees bordering the
8 parking structure shall be of a species that will obtain a mature height of
9 not less than the height of the structure. The trees shall be of a species
10 or shall be located or trimmed in such a way as to prevent people from
11 using them to gain unauthorized access to otherwise secured areas.

12 b. Abutting Residential Zone, School, or Public
13 Street. All sides of a parking structure abutting a residential zone, school
14 or public street shall be screened by vines or other decorative screen
15 approved by the Director of Development Services.

16 c. Wheel Stops. No vehicles shall be permitted
17 to overhang required landscape areas behind wheel stops. See Section
18 21.41.269 for requirements.

19 4. Yards and Parking Lots Near Residential District and
20 Schools.

21 a. Residential (R-3, R-4), Commercial, Mixed-
22 Use, and Light Industrial (IL) Districts. A minimum five-foot (5') wide
23 landscaped strip shall be provided as a buffer along all yard areas
24 abutting or adjacent to an alley, a residential district or school. This area
25 shall be planted fifteen feet (15') on center with broad leaf evergreen trees
26 and minimum twenty-four inch (24") box size.

27 b. Medium Industrial (IM), General Industrial (IG)
28 and Port-related Industrial (IP) Districts. A minimum fifteen-foot (15') wide

1 landscaped strip shall be provided along the full extent of the property line
2 between the two (2) districts. This area shall be landscaped with one
3 broad leaf evergreen tree, of minimum twenty-four inch (24") box size, for
4 each fifteen (15) linear feet along the property line, as well as appropriate
5 shrubs and groundcover.

6 5. Landscaping Over Parking Garages and Other Green
7 Roofs.

8 a. Landscaped areas on top of parking garages
9 or other green roofs shall factor in the structural integrity of the building;

10 b. The landscaped areas shall be identified as
11 requiring shallow soils (extensive) or deep soils (intensive);

12 c. Extensive green roofs shall contain less than
13 six (6) inches deep of soil to promote plant growth;

14 d. Intensive green roofs shall contain deeper soils
15 to support a deeper layer of growing medium; and

16 e. Landscaping over parking garages and other
17 green roofs shall contain irrigation and maintenance measures.

18 6. Other Yard Areas.

19 There shall be a minimum of one (1) tree provided for
20 each one hundred twenty-five (125) square feet of other required yard
21 area on the lot. In addition, there shall be a minimum of three (3) shrubs
22 provided per tree.

23 7. Fences and retaining walls. All required fences and
24 retaining walls shall be landscaped with vines planted no more than ten
25 feet (10') on center on all accessible sides of a wall or alternative plant
26 materials approved by the Director of Development Services.

27 C. Plant Size. All the required plant materials shall be not less
28 than the following sizes:

1 1. Trees. For required on-site trees, at least twenty-four
2 inch (24") box and seven foot (7') in height;

3 2. Shrubs. For required shrubs, at least five (5) gallons;
4 and

PLEASE CHANGE TO: three-inch (3')

5 3. Mulch. A minimum of ~~two-inch (2")~~ mulch shall be
6 applied on all exposed soil services of landscaped areas.

7 D. Substitutions. The following substitutions for required
8 landscaping materials may be made subject to approval of the Director of
9 Development Services:

10 1. Three (3) fifteen (15) gallon trees for one (1) twenty-
11 four inch (24") box tree;

12 2. One (1) thirty-six inch (36") box tree for two (2)
13 twenty-four inch (24") box trees;

14 3. One (1) forty-eight inch (48") box tree for four (4)
15 twenty-four inch (24") box trees;

16 4. One (1) twenty-four inch (24") box tree for five (5) five
17 (5) gallon shrubs; and

18 5. Five (5) one (1) gallon shrubs for one (1) five (5)
19 gallon shrub.

20 E. Planting Distance Between Trees. Adding the diameter of
21 two (2) adjacent tree canopies and dividing by two (2) shall determine
22 planting distance between two (2) trees. Distance between trees shall not
23 be less than fifteen feet (15') or greater than twenty-five feet (25').

24 F. Plant Height. Plant height shall not exceed three feet (3') in
25 corner cut-off areas.

26 G. Green Building Development Standards. In addition to the
27 above requirements, projects requiring Site Plan Review shall comply with
28 the Green Building Development Standards located in Section 21.45.400.

1 H. Exceptions. The Site Plan Review Committee may waive
2 any of the landscape standards if it finds that such changes will create a
3 more functional, water or energy efficient, sustainable or cohesive design.
4

5 21.42.050 Landscaping standards—Public right-of-way (Parkway).

6 A. Responsibility. Pursuant to the requirements of this
7 Chapter, the owner of private property adjoining the public right-of-way
8 shall be responsible to plant, install and maintain landscaping in the area
9 between the curb and the private property line for the entire frontage of
10 the property. For any landscaping or paving in the parkway that does not
11 conform or comply with the requirements of this Chapter, the City of Long
12 Beach shall not be responsible for any loss or damage to such
13 landscaping or paving materials in the parkway, such as cast-in-place
14 concrete or paving units set on concrete, associated with street, curb or
15 sidewalk repairs, or any other municipal repair or maintenance function.

16 B. Street Trees.

17 1. Provision of Trees. One (1) large canopy street tree,
18 of not less than twenty-four-inch (24") box size, shall be provided for each
19 twenty-five feet (25') of property line length whenever a new dwelling unit
20 is added to the adjoining property or new development requiring
21 discretionary approval, Site Plan Review, or a fence built under the
22 special fence height provisions. Such street tree shall be of a species
23 approved by the Director of Public Works and shall be provided with root
24 barriers and irrigation according to the specifications of the Director of
25 Public Works.

26 2. Exceptions. Street trees shall be spaced from
27 driveways, light standards, intersections, utility poles and street furniture
28 and shall be located only in the prescribed width of parkway as provided

1 in Chapter 14.28 of this Code. An in-lieu fee shall be provided for any
2 tree required in Subsection 21.42.050.B.1 that is not allowed by the
3 provisions of Chapter 14.28. Such fee shall be established by the City
4 Council by resolution and shall only be used for planting street trees in
5 other locations that do comply with these standards. Such fee shall be
6 paid to the Director of Public Works, and shall be based on the actual cost
7 to the Department of Public Works to obtain and plant a tree.

8 3. Removal. No street tree shall be removed unless
9 found by the Director of Public Works to be dead, dying, or a public
10 hazard due to damage to curb, gutter, sidewalk or roadway or potential for
11 falling, or for replacement of trees in an approved street tree program.
12 Such approval shall be recorded with the Department of Development
13 Services before the tree is removed.

14 C. Parkway Landscaping.

15 1. Provision of Landscaping. The area between the
16 sidewalk and the curb and between the sidewalk and the private property
17 line, if any, shall be landscaped primarily with ~~native and drought tolerant~~
18 ~~live plant material (see WUCOLS very low to low water usage plant~~
19 ~~materials)~~ and maintained in a neat and healthy condition. Nonliving
20 material and decorative elements may be used within the parkway in
21 accordance with the provisions of this Chapter. The owner of private
22 property adjoining the public right-of-way shall be responsible for planting
23 and maintaining such landscaping. Sidewalk width shall be four feet (4')
24 or, if adjoining the curb, five feet (5'), as provided in Chapter 20.36.

25 a. Applicability of additional requirements. At the
26 time of new development involving Site Plan Review, a discretionary
27 permit from the Planning Bureau or when a complete Landscape Plan
28 submittal is required, the Planning Bureau may place additional

PLEASE
REMOVE the " "
after Site Plan
Review and
remove "a
discretionary
permit". The
revised
sentence should
read, "At the
time of new
development
involving Site
Plan Review
from the
Planning Bureau
or when...."

1 requirements for parkway landscaping beyond the above, e.g., requiring
2 low to very low water usage plant materials, as defined by WUCOLS, over
3 at least ninety percent (90%) of the total landscaped area.

4 2. Live Planting Material. Groundcover of not more than
5 eight inches (8") in height, accent plantings or shrubbery not more than
6 thirty-two inches (32") in height and street trees are the only plant
7 materials allowed in the parkway. The planting of low-water demand and
8 drought-tolerant plant materials shall be encouraged by the City of Long
9 Beach. High-water demand plant material that require, at maturity, one
10 inch (1") or more of irrigation water per week shall be prohibited.
11 Automatic irrigation systems, if installed, shall be maintained so as to
12 conserve water, and shall not cause water to runoff into the sidewalk or
13 street or pond within the parkway.

14 3. Nonliving Material. Permeable groundcovers that
15 accept foot traffic, such as decomposed granite, inorganic and organic
16 mulches, and modular paving units set on sand, are the only nonliving
17 materials allowed in the parkway and shall not cover fifty percent (50%) or
18 more of the total parkway area.

19 4. Decorative Elements. Decorative stone, wood or
20 other elements that are smooth-surfaced are allowed in the parkway, and
21 shall not project more than eight inches (8") above the surface.

22 5. Exceptions. The paving of the parkway shall be
23 prohibited, except as follows:

24 a. Rights-of-way subject to major uses for
25 commercial or retail purposes, or abutting a major arterial or regional
26 corridor street as designated in the Transportation Element of the General
27 Plan, may be paved for the full depth of the curb to property line area as
28 determined by the City Engineer;

PLEASE ADD: and the Director of Development services;

- 1 b. The paving of the parkway is installed by a
- 2 public utility, the City of Long Beach or another governmental agency for a
- 3 public purpose;
- 4 c. The paving of the parkway is for a City-
- 5 approved driveway;
- 6 d. A paved parkway was approved with the
- 7 subdivision map for the property; or
- 8 e. A standards variance is approved. Such
- 9 standards variance shall not require public notice and shall be charged
- 10 the "mini-variance" fee.

11 6. Approval of Paving. If an exception is allowed, the

12 parkway may be paved according to the specification of the Director of

13 Public Works. Prior to paving the parkway, the adjoining property owner

14 must obtain a street improvement permit from the Director of Public Works

15 as provided in Chapter 14.08 of this Code with the approval of the

16 Director of Development Services.

PLEASE
MODIFY:
"Director of
Public Works"
to "Director of
Development
Services"

Sentence should end after "... of this
Code." PLEASE REMOVE: "with....
Services."

17 D. Parkway Maintenance and Access.

- 18 1. Maintenance of Landscaping. The owner of private
- 19 property adjoining the public right-of-way shall be responsible for planting
- 20 and maintaining parkway landscaping free and clear of refuse, noxious
- 21 weeds, hazardous materials and plants bearing thorns, stickers or other
- 22 potentially injurious parts. Plants, mulches and inorganic groundcover
- 23 materials shall not be allowed to overgrow or spill over the edge of the
- 24 sidewalk or curb.
- 25 2. Maintenance of Traffic Lines of Sight. For purposes
- 26 of pedestrian and vehicular safety, all parkway landscaping shall be
- 27 maintained so as not to interfere with necessary vehicular or pedestrian
- 28 traffic lines of sight, including views of traffic signage and signals and

1 clear views of vehicles within the roadbed or exiting driveways. Such
2 standards, which include limitations on taller landscape elements within
3 street intersection areas, shall be determined by the City Engineer.

4 3. Access through Parkways.

5 a. In order to maintain access between the
6 sidewalk and legally parked cars on the curb, a minimum eighteen-inch
7 (18") wide strip or path that accepts foot traffic shall be maintained
8 abutting and parallel to the curb adjacent to legal parking spaces.
9 Additional space may be required as needed at public transit stops at the
10 direction of the City Engineer.

11 b. In order to prevent obstructions to public
12 access across parkways, continuous hedge-like plantings shall be
13 prohibited. Single specimen shrubs or groupings of elevated landscape
14 materials, including accent plantings or shrubbery of more than eight
15 inches (8") in height, decorative rock and other elements, shall not extend
16 more than six feet (6') along a parkway as measured parallel to the curb,
17 and must be spaced at least thirty-six inches (36") apart as measured
18 parallel to the curb.

19 c. The berming of earth or other landscape
20 materials of more than twelve inches (12") in height above the sidewalk at
21 its highest point, or the creation of a bioswale or depression of more than
22 twelve inches (12") in depth at its lowest point, shall be prohibited.

23 d. Fencing of any kind shall be prohibited in
24 parkways, except for curbing of not more than six inches (6") in height
25 intended to contain groundcover material.

26
27 Section 7. Sections 21.41.256 and 21.41.257 of the Long Beach
28 Municipal Code are hereby repealed.

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Section 8. The City Clerk shall certify to the passage of this ordinance by the City Council and cause it to be posted in three (3) conspicuous places in the City of Long Beach, and it shall take effect on the thirty-first (31st) day after it is approved by the Mayor.

I hereby certify that the foregoing ordinance was adopted by the City Council of the City of Long Beach at its meeting of _____, 20__, by the following votes:

Ayes: Councilmembers: _____

Noes: Councilmembers: _____

Absent: Councilmembers: _____

City Clerk

Approved: _____
(Date)

Mayor

OFFICE OF THE CITY ATTORNEY
ROBERT E. SHANNON, City Attorney
333 West Ocean Boulevard, 11th Floor
Long Beach, CA 90802-4664

OFFICE OF THE CITY ATTORNEY
ROBERT E. SHANNON, City Attorney
333 West Ocean Boulevard, 11th Floor
Long Beach, CA 90802-4664

1 ORDINANCE NO.

2
3 AN ORDINANCE OF THE CITY COUNCIL
4 OF THE CITY OF LONG BEACH AMENDING THE
5 LONG BEACH MUNICIPAL CODE BY AMENDING
6 SUBSECTIONS 21.32.220.D, 21.32.225.A.2 AND
7 21.32.225.A.4, SECTION 21.33.145, TABLE 33-4
8 OF SECTION 21.33, SECTION 21.38.245,
9 SUBSECTION 21.41.266.B, AND AMENDING
10 CHAPTER 21.42; AND BY REPEALING SECTIONS
11 21.41.256 AND 21.41.257, ALL RELATED TO
12 LANDSCAPING STANDARDS

13
14 The City Council of the City of Long Beach does hereby ordain as
15 follows:

16 Section 1. Subsection 21.32.220.D of the Long Beach Municipal
17 Code is amended as follows:

18 D. Required Landscaping. All required yard areas, except yards
19 abutting alleys and yards used for outdoor dining, shall contain an area not
20 less than five feet (5') in width planted with trees, shrubs and/or ground
21 cover. The four-foot (4') setback area from the abutting alley shall also be
22 landscaped unless such area is used for a driving aisle. For additional
23 landscape requirements, see Chapter 21.42, Landscape Standards.

24
25 Section 2. Subsections 21.32.225.A.2 and 21.32.225.A.4 of the
26 Long Beach Municipal Code are amended as follows:

27 2. Parking Lots. All parking lots shall be screened as
28 provided for in Sections 21.41.266 and Chapter 21.42.

OFFICE OF THE CITY ATTORNEY
ROBERT E. SHANNON, City Attorney
333 West Ocean Boulevard, 11th Floor
Long Beach, CA 90802-4664

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4. Parking Structures. All sides of a parking structure abutting a public street shall be screened by trees, vines or other decorative screening approved by the Director of Development Services. See Chapter 21.42 for additional requirements.

Section 3. Section 21.33.145 of the Long Beach Municipal Code is amended as follows:

21.33.145 Parking areas abutting streets.

Wherever a parking area abuts a property line adjacent to a street, a five-foot (5') wide landscaped strip shall be provided between the parking area and the property line abutting the public right-of-way. See Chapter 21.42 for additional requirements.

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Section 4. Table 33-4 of Section 21.33 of the Long Beach

Municipal Code is amended as follows:

Table 33-4

Minimum Required Setbacks/Yards Areas

Required Setback/Yard Area	IL	IM	IG	IP
Yard Fronting on Minor Arterial or Greater Street Classification	10 ft	10 ft	10 ft	10 ft
Yard Fronting on Local or Collector Street	6 ft	0 ft	0 ft	0 ft
Parking Lot Setback for Yard Fronting on a Street	5 ft (a)	5 ft (a)	5 ft (a)	5 ft (a)
Yard Abutting Alleys	10 ft from centerline	10 ft from centerline	10 ft from centerline	10 ft from centerline
Yards Abutting Residential District	20 ft	45 ft	45 ft	No restriction
Yards Abutting Nonresidential District	0 ft (b)	0 ft (b)	0 ft (b)	0 ft (b)

Notes:

- (a) See also Section 21.33.145
- (b) Separation between buildings on adjacent lots shall be provided as required by the Fire Code and Uniform Building Code, or any successor Code.

Section 5. Subsection 21.38.245 of the Long Beach Municipal

Code is amended as follows:

The area between any corral or stable and any property line shall be landscaped and maintained in a neat and healthy condition. One (1) fifteen (15) gallon tree shall be planted for each thirty (30) linear feet of property line adjoining a public right-of-way. See Chapter 21.42 for additional landscaping requirements.

//
//

1 Section 6. Chapter 21.42 of the Long Beach Municipal Code is
2 hereby amended to read as follows:

3 Chapter 21.42
4 Landscaping Standards

5
6 21.42.010 Purpose.

7 Landscapes are intended to improve the physical appearance of
8 the City by providing visual, ecological, and psychological relief in the
9 urban environment. Successfully designed and maintained landscape
10 areas provide an attractive living, working, and recreating environment in
11 addition to their role in reducing water and energy consumption.

12
13 21.42.020 Landscaping required.

14 The provisions of this Chapter shall be the minimum requirements
15 for the provision and maintenance of landscaped areas.

16
17 21.42.030 General requirements.

18 The following requirements shall apply to all zoning districts:

19 A. Landscaped Area. All required yards and setback areas
20 shall be attractively landscaped primarily with drought tolerant and native
21 plant materials. Decorative non-living materials such as brick, stone, art,
22 fountains and ponds may be used within the landscaped area provided
23 such materials present an attractive setting consistent with the intent of
24 these landscaping requirements. All landscape areas shall be completely
25 planted or covered. "Landscape area" means all the planting areas, turf
26 areas, and water features in a landscape design plan subject to the
27 Maximum Applied Water Allowance calculation. The landscape area
28 does not include footprints of buildings or structures, sidewalks,

1 driveways, parking lots, decks, patios, and other non-irrigated areas
2 designated for non-development.

3 1. A minimum of ninety percent (90%) of total landscape
4 area shall consist of very low to low water usage plantings based on plant
5 species classifications provided by the State's Water Use Classifications
6 of Landscape Species (WUCOLS) document. Planted areas containing
7 less than ninety percent (90%) of land covered with very low to low water
8 use planting shall require submittal of a complete Landscape Document
9 Package showing the Estimated Total Water Usage (ETWU) of all
10 proposed plantings falling below the property's specific Maximum Applied
11 Water Allowance (MAWA), as specified in the Landscape Document
12 Package application.

13 2. Non-permeable paving shall not cover more than
14 thirty percent (30%) of on-site area that is not covered by structures and
15 parking. To help with on site stormwater retention and filtration along with
16 reducing the urban heat island effect, the use of permeable and high
17 reflectance paving materials are encouraged.

18 3. Water-efficient landscape irrigation systems on
19 automated timers and sensors shall be used and abide by all applicable
20 Long Beach Water Department water use prohibitions.

21 4. Large canopy trees shall be used to help minimize
22 urban heat island effect.

23 5. Projects shall be designed to minimize or eliminate
24 use of turf.

25 6. Recirculating water systems shall be used with
26 decorative water features. Where available, recycled water shall be used
27 as a water source.

28 7. Plants with similar water needs shall be planted

1 together.

2 8. The use of infiltration beds, swales, and basins that
3 allow water to collect and soak into the ground; and retention ponds that
4 retain water, handle excess flow and filter pollutants are highly
5 encouraged in the landscape design.

6 B. Maintenance. All landscaped and paved areas shall be
7 maintained in a neat, attractive, orderly and water efficient condition. All
8 paved areas, walls and fences shall be in good repair without broken
9 parts, holes or litter. Dead or diseased plants shall be removed and
10 replaced with plant materials that comply with the provisions of this
11 Chapter.

12 C. Plans Required. When applicable, a Landscape Document
13 Package shall be approved prior to the issuance of any planning or
14 building permit. For projects proposing landscape area coverage with a
15 minimum of ninety percent (90%) very low to low water use plantings,
16 ETWU and MAWA calculations are not required in the Landscape
17 Document Package submittal. Applicable landscaping, irrigation, planter
18 drainage, water reuse, retention and filtration improvements shall be
19 implemented before any final building and planning inspection is
20 approved.

21
22 21.42.035 Special requirements for Water Efficient Landscaping.

23 A. Applicability.

24 1. The requirements of this Chapter shall apply to the
25 following projects:

26 a. All projects which require the issuance of a
27 Site Plan Review;

28 b. New construction and rehabilitated landscapes

1 for public agency projects and private development projects with a
2 landscape area equal to or greater than two thousand five hundred
3 (2,500) square feet requiring a building or landscape permit, plan check or
4 design review;

5 c. New construction and rehabilitated landscapes
6 which are developer-installed in single-family and multi-family projects
7 with a landscape area equal to or greater than two thousand five hundred
8 (2,500) square feet requiring a building or landscape permit, plan check,
9 or design review;

10 d. New construction landscapes which are
11 homeowner-provided and/or homeowner-hired in single-family and multi-
12 family residential projects with a total project landscape area equal to or
13 greater than five thousand (5,000) square feet requiring a building or
14 landscape permit, plan check or design review;

15 e. Cemeteries. Recognizing the special
16 landscape management needs of cemeteries, new and rehabilitated
17 cemeteries are limited to Sections 492.4, 492.11 and 492.12; and existing
18 cemeteries are limited to Sections 493, 493.1 and 493.2 of the California
19 Code of Regulations Title 23, Chapter 2.7, Model Water Efficient
20 Landscape Ordinance;

21 f. Existing landscapes are limited to Sections
22 493, 493.1 and 493.2 of the California Code of Regulations Title 23,
23 Chapter 2.7, Model Water Efficient Landscape Ordinance; and

24 g. Public facilities and public right-of-way.

25 2. The requirements of this Chapter shall not apply to
26 the following projects:

27 a. Registered local, state or federal historical
28 sites;

- 1 b. Landscape projects not connected to the
2 public water system;
3 c. Ecological restoration projects that do not
4 require a permanent irrigation system; or
5 d. Plant collections, as part of botanical gardens
6 and arboretums open to the public.

7 3. Special landscaped areas including sports fields, golf
8 courses, and playgrounds where turf is the surface utilized for recreational
9 use may require water exceeding the Maximum Applied Water Allowance
10 (MAWA). As such, justification must be provided in the submittal
11 documentation outlining specific hydrozones needed for additional water
12 exceeding the MAWA. Turf shall be limited to areas utilized for high
13 recreation areas while the perimeter areas shall utilize drought-tolerant
14 and native plants in hydrozones (very low water and low water use).

15 4. Orchards, community gardens and nurseries may
16 require water exceeding the MAWA. As such, justification must be
17 provided in the submittal documentation outlining specific hydrozones
18 needed for additional water exceeding the MAWA.

19 5. Edible plant gardens may comprise up to ten percent
20 (10%) of total landscaped area. Edible plant gardens in excess of ten
21 percent (10%) but not exceeding twenty percent (20%) of total
22 landscaped area shall use an adequately sized rain barrel or other water
23 retention system for garden irrigation.

24
25 21.42.040 Landscaping standards for R-3, R-4 and
26 Non-residential Districts.

27 A. Applicability. All portions of a lot not paved or occupied by a
28 structure shall be attractively landscaped. All required set back areas

1 shall be landscaped unless used for a permitted use.

2 B. Landscape Area Requirements. A minimum number of
3 plants shall be provided as follows:

4 1. On-Site Street Frontage.

5 a. Within the required setback area along all
6 street frontages, except at driveways, a minimum five-foot (5') wide
7 landscaping strip (inside dimension to planter) shall be provided. This
8 area shall be landscaped with one (1) tree for each fifteen (15) linear feet
9 of street frontage and three (3) shrubs for each tree.

10 b. Sites with more than one hundred feet (100') of
11 street frontage shall also provide one (1) tree of not less than thirty-six
12 inch (36") box size for each one hundred feet (100') of street frontage.

13 c. Planters. All on-site landscaped areas
14 adjoining the public right-of-way shall be located in planters not less than
15 three inches (3") high. The planters shall be designed to drain back onto
16 the private property and not directly onto the public right-of-way. When
17 required, tree-wells shall be sized to allow full growth of proposed trees
18 within the public right-of-way.

19 2. Parking Lots.

20 a. One (1) canopy tree shall be provided for each
21 four (4) open parking spaces. Trees may be clustered provided the fifty
22 percent (50%) tree canopy shade coverage of all parking stall and related
23 drive aisle areas, after ten (10) years of growth, is achieved. A minimum
24 of one (1) cluster for each one hundred feet (100') of a row or double row
25 of parking spaces shall be provided.

26 b. A minimum four foot (4') by four foot (4')
27 planter size shall be provided to allow full growth of proposed trees.

28 c. Screening Required. A three-foot (3') tall

1 masonry wall, landscaped berm, or hedge shall be provided in the event
2 parking areas abut a street frontage. See Section 21.41.266.C for
3 requirements.

4 d. Wheel Stops. No vehicles shall be permitted
5 to overhang required landscaped areas behind wheel stops. See Section
6 21.41.269 for requirements.

7 3. Parking Structures.

8 a. An attractive six-foot (6') wide landscaping
9 strip shall be provided on all sides of the structure except at driveways
10 and walkways. One (1) tree shall be provided for each twenty feet (20') of
11 perimeter of the structure in addition to required screening when abutting
12 a residential district, school, or a street frontage. Trees bordering the
13 parking structure shall be of a species that will obtain a mature height of
14 not less than the height of the structure. The trees shall be of a species
15 or shall be located or trimmed in such a way as to prevent people from
16 using them to gain unauthorized access to otherwise secured areas.

17 b. Abutting Residential Zone, School, or Public
18 Street. All sides of a parking structure abutting a residential zone, school
19 or public street shall be screened by vines or other decorative screen
20 approved by the Director of Development Services.

21 c. Wheel Stops. No vehicles shall be permitted
22 to overhang required landscape areas behind wheel stops. See Section
23 21.41.269 for requirements.

24 4. Yards and Parking Lots Near Residential District and
25 Schools.

26 a. Residential (R-3, R-4), Commercial, Mixed-
27 Use, and Light Industrial (IL) Districts. A minimum five-foot (5') wide
28 landscaped strip shall be provided as a buffer along all yard areas

1 abutting or adjacent to an alley, a residential district or school. This area
2 shall be planted fifteen feet (15') on center with broad leaf evergreen trees
3 and minimum twenty-four inch (24") box size.

4 b. Medium Industrial (IM), General Industrial (IG)
5 and Port-related Industrial (IP) Districts. A minimum fifteen-foot (15') wide
6 landscaped strip shall be provided along the full extent of the property line
7 between the two (2) districts. This area shall be landscaped with one
8 broad leaf evergreen tree, of minimum twenty-four inch (24") box size, for
9 each fifteen (15) linear feet along the property line, as well as appropriate
10 shrubs and groundcover.

11 5. Landscaping Over Parking Garages and Other Green
12 Roofs.

13 a. Landscaped areas on top of parking garages
14 or other green roofs shall factor in the structural integrity of the building;

15 b. The landscaped areas shall be identified as
16 requiring shallow soils (extensive) or deep soils (intensive);

17 c. Extensive green roofs shall contain less than
18 six (6) inches deep of soil to promote plant growth;

19 d. Intensive green roofs shall contain deeper soils
20 to support a deeper layer of growing medium; and

21 e. Landscaping over parking garages and other
22 green roofs shall contain irrigation and maintenance measures.

23 6. Other Yard Areas.

24 There shall be a minimum of one (1) tree provided for
25 each one hundred twenty-five (125) square feet of other required yard
26 area on the lot. In addition, there shall be a minimum of three (3) shrubs
27 provided per tree.

28 7. Fences and retaining walls. All required fences and

1 retaining walls shall be landscaped with vines planted no more than ten
2 feet (10') on center on all accessible sides of a wall or alternative plant
3 materials approved by the Director of Development Services.

4 C. Plant Size. All the required plant materials shall be not less
5 than the following sizes:

6 1. Trees. For required on-site trees, at least twenty-four
7 inch (24") box and seven foot (7') in height;

8 2. Shrubs. For required shrubs, at least five (5) gallons;
9 and

10 3. Mulch. A minimum of three-inch (3") mulch shall be
11 applied on all exposed soil services of landscaped areas.

12 D. Substitutions. The following substitutions for required
13 landscaping materials may be made subject to approval of the Director of
14 Development Services:

15 1. Three (3) fifteen (15) gallon trees for one (1) twenty-
16 four inch (24") box tree;

17 2. One (1) thirty-six inch (36") box tree for two (2)
18 twenty-four inch (24") box trees;

19 3. One (1) forty-eight inch (48") box tree for four (4)
20 twenty-four inch (24") box trees;

21 4. One (1) twenty-four inch (24") box tree for five (5) five
22 (5) gallon shrubs; and

23 5. Five (5) one (1) gallon shrubs for one (1) five (5)
24 gallon shrub.

25 E. Planting Distance Between Trees. Adding the diameter of
26 two (2) adjacent tree canopies and dividing by two (2) shall determine
27 planting distance between two (2) trees. Distance between trees shall not
28 be less than fifteen feet (15') or greater than twenty-five feet (25').

1 F. Plant Height. Plant height shall not exceed three feet (3') in
2 corner cut-off areas.

3 G. Green Building Development Standards. In addition to the
4 above requirements, projects requiring Site Plan Review shall comply with
5 the Green Building Development Standards located in Section 21.45.400.

6 H. Exceptions. The Site Plan Review Committee may waive
7 any of the landscape standards if it finds that such changes will create a
8 more functional, water or energy efficient, sustainable or cohesive design.

9
10 21.42.050 Landscaping standards—Public right-of-way (Parkway).

11 A. Responsibility. Pursuant to the requirements of this
12 Chapter, the owner of private property adjoining the public right-of-way
13 shall be responsible to plant, install and maintain landscaping in the area
14 between the curb and the private property line for the entire frontage of
15 the property. For any landscaping or paving in the parkway that does not
16 conform or comply with the requirements of this Chapter, the City of Long
17 Beach shall not be responsible for any loss or damage to such
18 landscaping or paving materials in the parkway, such as cast-in-place
19 concrete or paving units set on concrete, associated with street, curb or
20 sidewalk repairs, or any other municipal repair or maintenance function.

21 B. Street Trees.

22 1. Provision of Trees. One (1) large canopy street tree,
23 of not less than twenty-four-inch (24") box size, shall be provided for each
24 twenty-five feet (25') of property line length whenever a new dwelling unit
25 is added to the adjoining property or new development requiring
26 discretionary approval, Site Plan Review, or a fence built under the
27 special fence height provisions. Such street tree shall be of a species
28 approved by the Director of Public Works and shall be provided with root

1 barriers and irrigation according to the specifications of the Director of
2 Public Works.

3 2. Exceptions. Street trees shall be spaced from
4 driveways, light standards, intersections, utility poles and street furniture
5 and shall be located only in the prescribed width of parkway as provided
6 in Chapter 14.28 of this Code. An in-lieu fee shall be provided for any
7 tree required in Subsection 21.42.050.B.1 that is not allowed by the
8 provisions of Chapter 14.28. Such fee shall be established by the City
9 Council by resolution and shall only be used for planting street trees in
10 other locations that do comply with these standards. Such fee shall be
11 paid to the Director of Public Works, and shall be based on the actual cost
12 to the Department of Public Works to obtain and plant a tree.

13 3. Removal. No street tree shall be removed unless
14 found by the Director of Public Works to be dead, dying, or a public
15 hazard due to damage to curb, gutter, sidewalk or roadway or potential for
16 falling, or for replacement of trees in an approved street tree program.
17 Such approval shall be recorded with the Department of Development
18 Services before the tree is removed.

19 C. Parkway Landscaping.

20 1. Provision of Landscaping. The area between the
21 sidewalk and the curb and between the sidewalk and the private property
22 line, if any, shall be landscaped primarily with live plant material and
23 maintained in a neat and healthy condition. Nonliving material and
24 decorative elements may be used within the parkway in accordance with
25 the provisions of this Chapter. The owner of private property adjoining the
26 public right-of-way shall be responsible for planting and maintaining such
27 landscaping. Sidewalk width shall be four feet (4') or, if adjoining the curb,
28 five feet (5'), as provided in Chapter 20.36.

1 a. Applicability of additional requirements. At the
2 time of new development involving Site Plan Review from the Planning
3 Bureau or when a complete Landscape Plan submittal is required, the
4 Planning Bureau may place additional requirements for parkway
5 landscaping beyond the above, e.g., requiring low to very low water usage
6 plant materials, as defined by WUCOLS, over at least ninety percent
7 (90%) of the total landscaped area.

8 2. Live Planting Material. Groundcover of not more than
9 eight inches (8") in height, accent plantings or shrubbery not more than
10 thirty-two inches (32") in height and street trees are the only plant
11 materials allowed in the parkway. The planting of low-water demand and
12 drought-tolerant plant materials shall be encouraged by the City of Long
13 Beach. High-water demand plant material that require, at maturity, one
14 inch (1") or more of irrigation water per week shall be prohibited.
15 Automatic irrigation systems, if installed, shall be maintained so as to
16 conserve water, and shall not cause water to runoff into the sidewalk or
17 street or pond within the parkway.

18 3. Nonliving Material. Permeable groundcovers that
19 accept foot traffic, such as decomposed granite, inorganic and organic
20 mulches, and modular paving units set on sand, are the only nonliving
21 materials allowed in the parkway and shall not cover fifty percent (50%) or
22 more of the total parkway area.

23 4. Decorative Elements. Decorative stone, wood or
24 other elements that are smooth-surfaced are allowed in the parkway, and
25 shall not project more than eight inches (8") above the surface.

26 5. Exceptions. The paving of the parkway shall be
27 prohibited, except as follows:

28 a. Rights-of-way subject to major uses for

1 commercial or retail purposes, or abutting a major arterial or regional
2 corridor street as designated in the Transportation Element of the General
3 Plan, may be paved for the full depth of the curb to property line area as
4 determined by the City Engineer and the Director of Development
5 Services;

6 b. The paving of the parkway is installed by a
7 public utility, the City of Long Beach or another governmental agency for a
8 public purpose;

9 c. The paving of the parkway is for a City-
10 approved driveway;

11 d. A paved parkway was approved with the
12 subdivision map for the property; or

13 e. A standards variance is approved. Such
14 standards variance shall not require public notice and shall be charged
15 the "mini-variance" fee.

16 6. Approval of Paving. If an exception is allowed, the
17 parkway may be paved according to the specification of the Director of
18 Development Services. Prior to paving the parkway, the adjoining
19 property owner must obtain a street improvement permit from the Director
20 of Public Works as provided in Chapter 14.08 of this Code.

21 D. Parkway Maintenance and Access.

22 1. Maintenance of Landscaping. The owner of private
23 property adjoining the public right-of-way shall be responsible for planting
24 and maintaining parkway landscaping free and clear of refuse, noxious
25 weeds, hazardous materials and plants bearing thorns, stickers or other
26 potentially injurious parts. Plants, mulches and inorganic groundcover
27 materials shall not be allowed to overgrow or spill over the edge of the
28 sidewalk or curb.

1 2. Maintenance of Traffic Lines of Sight. For purposes
2 of pedestrian and vehicular safety, all parkway landscaping shall be
3 maintained so as not to interfere with necessary vehicular or pedestrian
4 traffic lines of sight, including views of traffic signage and signals and
5 clear views of vehicles within the roadbed or exiting driveways. Such
6 standards, which include limitations on taller landscape elements within
7 street intersection areas, shall be determined by the City Engineer.

8 3. Access through Parkways.

9 a. In order to maintain access between the
10 sidewalk and legally parked cars on the curb, a minimum eighteen-inch
11 (18") wide strip or path that accepts foot traffic shall be maintained
12 abutting and parallel to the curb adjacent to legal parking spaces.
13 Additional space may be required as needed at public transit stops at the
14 direction of the City Engineer.

15 b. In order to prevent obstructions to public
16 access across parkways, continuous hedge-like plantings shall be
17 prohibited. Single specimen shrubs or groupings of elevated landscape
18 materials, including accent plantings or shrubbery of more than eight
19 inches (8") in height, decorative rock and other elements, shall not extend
20 more than six feet (6') along a parkway as measured parallel to the curb,
21 and must be spaced at least thirty-six inches (36") apart as measured
22 parallel to the curb.

23 c. The berming of earth or other landscape
24 materials of more than twelve inches (12") in height above the sidewalk at
25 its highest point, or the creation of a bioswale or depression of more than
26 twelve inches (12") in depth at its lowest point, shall be prohibited.

27 d. Fencing of any kind shall be prohibited in
28 parkways, except for curbing of not more than six inches (6") in height

OFFICE OF THE CITY ATTORNEY
ROBERT E. SHANNON, City Attorney
333 West Ocean Boulevard, 11th Floor
Long Beach, CA 90802-4664

1 intended to contain groundcover material.

2

3 Section 7. Sections 21.41.256 and 21.41.257 of the Long Beach
4 Municipal Code are hereby repealed.

5 Section 8. The City Clerk shall certify to the passage of this ordinance by
6 the City Council and cause it to be posted in three (3) conspicuous places in the City of
7 Long Beach, and it shall take effect on the thirty-first (31st) day after it is approved by the
8 Mayor.

9

10 I hereby certify that the foregoing ordinance was adopted by the City Council of the
11 City of Long Beach at its meeting of _____, 20__, by the following votes:

12

13 Ayes: Councilmembers: _____

14

15

16

17

17 Noes: Councilmembers: _____

18

19

19 Absent: Councilmembers: _____

20

21

22

23

City Clerk

24

25

Approved: _____
(Date)

Mayor

26

27

28