

ARTIFICIAL TURF IN ROCKWALL



NON-RESIDENTIAL

- Prohibited on all non-residential properties except through a special exception by the Planning and Zoning Commission at the time of site plan.
- The criteria for the approval of these exceptions are where it is found that the artificial plant materials are integral to the operations of the proposed non-residential land use or where it will serve as an on-site amenity to the proposed land use.

RESIDENTIAL

- No artificial turf shall be planted in the front yard of any residential property.
- No artificial turf shall be planted in the side or rear yard of any residential property where it will be visible from public right-of-way, open space, or public parkland. This basically means that the artificial turf shall be behind a solid fence and not be visible from other properties or public streets or open spaces.
- No artificial turf shall be planted in existing public easements or rights-of-way.
- Maximum of 400 SF of artificial turf will be permitted on any residential property regardless of visibility.

APPLYING FOR A PERMIT: REQUIRED FOR RESIDENTIAL

- The property owner will need to provide a site plan/grading plan showing the area and square footage of the proposed installation.
- The property owner will also need to submit a material specification sheet for the proposed artificial turf. The specification sheet shall indicate that the artificial turf will be a non-PFAS product.

