**Metro Beautification & Environment Commission**

 **Rules and Regulations for Intentional Design for Vegetative Growth**

Property owners submitting an intentional design for vegetative growth (Metro Code § 10.28.010) for approval by Metro Beautification and Environment Commission must do so in accordance with the Metro Beautification and Environment Commission’s Rules and Regulations for Intentional Design for Vegetative Growth. Plans will only be considered if submitted by the property owner of record.

The Intentional Design for Vegetative Growth Plan shall include the following items submitted electronically to Jennifer.smith3@nashville.gov:

1. **Property Address & Location –** Showing the location of your property in Davidson County.
2. **Site Map** - Detailed drawing of the property showing buildings, roads, driveway, etc., the required fifteen feet setback from the front property line and a ten feet setback from any adjacent property line. Setback shall be maintained free from weeds in excess of twelve inches. The drawing should include size (in feet) for property lines, structures, roadways, etc. Site map must be clear and easy to understand but does not need to be professionally or computer generated.
3. **Vegetation Growth Plan** - Detailed narrative describing:

(See **Considerations and Resources** at the end of this application for information on the intentional design concept.)

* 1. Statement certifying that the request does not violate any requirement of a homeowners’ association or similar requirement.
	2. Statement of the current state of the property landscaping
		1. Detailed inventory of all current plants including trees, grasses, shrubs, flowers, etc. onsite and show location on site map.
	3. Step by step plan to transition the property’s landscaping to the proposed intentional design for vegetative growth. Property may already be in transition to or already be in a full vegetative state.
		1. Detailed plan listing the plants including trees, grasses, shrubs or flowers, etc. you propose to have on your property and show on site map. (Please note, preference should be given to native plants and we request plans do not include invasive plants including trees, grasses, shrubs or flowers).
	4. Long-term maintenance plan to ensure the property remains in the intentional state and to plan to maintain required setback to front and adjacent property lines.
1. **Photographs** –Photographs shall be submitted with the plan showing the property’s current state including plants, mowed setbacks, etc.
2. **Site Visit** – Metro staff may visit the proposed location prior to approving or denying the plan.

**Additional Requirements** - Because each property and each plan will be unique, Metro staff may approve, approve with conditions, deny or make recommendations for the plan.

1. **Annual Required Updates** – Approvals shall be effective for a period of one year. Property owners wishing to maintain the Intentional Design for Vegetative Growth on the property from year to year will need to submit an updated plan annually for approval. Annual required updates must include updated, current existing condition:
	1. Site map showing location of all plants including trees, grasses, shrubs and flowers, etc. and setbacks.
	2. Growth plan including inventory of Plants including trees, grasses, shrubs, flowers, etc.
	3. Long-term maintenance plan.
	4. Photographs showing examples of vegetation and required setbacks.
2. **Failure to Comply with Approved Plan** – Failure to comply with the property’s approved Intentional Design for Vegetative Growth Plan may result in legal action to enforce the provisions of the approved plan or return the property to the state it was in prior to making vegetative changes.

**Additional Guidelines** - Metro Beautification and Environment Commission will not approve plans that are submitted by property owners where the property is in the downtown core, within a historic overlay, or within an organized association which governs landscaping.

Approved by:

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_Date\_\_\_\_\_\_\_\_

Metro Beautification and Environment, Director

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Metro Beautification and Environment Commission, Chair

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Metropolitan Clerk

**Additional Guidelines and Resources**

The intent of this information is to help with the understanding of the intentional design concept and for your application to meet the scope of the Metro Beautification and Environment Commission’s Intentional Design for Vegetative Growth purpose. This program recognizes a clear designed, coordinated yard with the intentional use of plant material that is well maintained and in good condition. Overall, the yard should be kept weeded.

**Intentional Design Concepts**

* A traditional landscape design concept using native plants (Preferred)
* Planting areas and islands that have a defined, controlled edge
* Defined areas for mowing
* Required fifteen feet setback from the front property line
* Required ten feet setback from any adjacent property line

**Concept Considerations**

For example, if your concept is to attract pollinators here are some things to plan:

* A variety of flowering plants that will provide a succession of blooms throughout the growing season.
* A water source
* A nesting area

**Plant Material**

* **P**reference should be given to native plants
* Do not include invasive plants, grasses, shrubs or trees

**Maintenance Considerations**

* Shows that it is cared for and not left alone, ignored
* Required setbacks shall be maintained free from weeds more than twelve inches
* Yard to be free of invasive plants and weeds
* Ornamental grasses to be pruned back early each spring
* Any standing water, such as in birdbaths or plant containers, must be frequently refreshed or removed to not provide mosquito breeding opportunities.
* The use of organic means for control of undesired plants and pests is recommended. However, when using herbicides and pesticides it is important to adhere to directions for use. Always read the label first and follow the directions to the letter, including all precautions and restrictions.
* Trees provide many services in your yard as they clean the air, shade your yard and home and prevent stormwater flooding. Trees also provide a home to birds, squirrels and insects. Please also note that topping a tree is not proper tree care. The tree needs leaves to photosynthesis and create sugars to feed itself. Topping removes the branches where leaves grow and by removing so many at one time, there are too many wounds to the tree, and it will not be able to recover.

Note: Taller grass is home to chiggers

**Online Resources**

* The Wild Ones, Middle Tennessee Chapter: <https://middletennessee.wildones.org>, email: wildonesmidtn@gmail.com
* Lawn to Wildflowers:  <https://lawntowildflowers.org>
* Cumberland River Compact Rain Garden Manual:  <https://cumberlandrivercompact.org/wp-content/uploads/2019/11/Rain-Gardens-Manual.pdf>
* Missouri Botanical Garden “Landscaping with Native Plants:”  <https://www.missouribotanicalgarden.org/Portals/0/Shaw%20Nature%20Reserve/PDFs/horticulture/NLM%20Ch4.pdf>
* Pollinator Partnership: Planting guides based on zip code:  <https://www.pollinator.org/guides>
* “Go Native: Basic Guide for New Gardeners” : <https://tnvalleywildones.org/wp-content/uploads/2020/05/Native-Plant-Gardener-Guide.pdf>
* Invasive Plant Information: <https://www.tnipc.org/landscaping/>
* National Wildlife Federation: Garden for Wildlife: <https://www.nwf.org/Garden-for-Wildlife/Certify>