



Spring Valley Lake Association
13325 Spring Valley Parkway
7001 SVL Box
Spring Valley Lake, CA 92395-5107

We are opening up a 28-day comment period for the required greenery rule for landscapes. Please review the proposed changes and submit any comments to info@svla.com no later than June 20, 2025.

Architecture Guidelines Proposed Changes for Greenery Requirements

(Changes are highlighted in yellow)

Previous rule:

Architecture Guidelines 8.5 Landscape Design Feature Within every new front yard submittal, it is required to include a feature design area. This area is to include a mix of landscape and hardscape elements, raised planters, and/or decorative elements such as boulders. Living plant material (i.e., flower beds, tree wells, groundcover beds, etc.) shall include trees, shrubs, vines, and flowering groundcovers. Refer to Paragraph 7.8 for design parameters of an element with a greater percentage of hardscape. This landscape design feature shall be a minimum of 30% of the softscape area of the front yard (total front yard – paved areas for driveways). The minimum dimension for the element is six (6) feet. This must be documented in the architectural submittal. Note that regular landscape is required for the other 70% of the softscape areas. Refer to Paragraph 7.8 for the integration of hardscape features into the design element. Refer to the photographs in Paragraph 7.3.c for examples of Hardscape and Landscape Design Features.

New proposed Recommendation:

Architecture Guidelines 8.5 Landscape Design Feature Within every new front yard submittal, it is required to include a feature design area. This area is to include a mix of landscape and hardscape elements, raised planters, and/or decorative elements such as boulders. Living plant material (i.e., flower beds, tree wells, groundcover beds, etc.) shall include trees, shrubs, vines, and flowering groundcovers. **Refer to Paragraph 7.8 for design parameters of an element with a greater percentage of hardscape. The landscape design feature must achieve a minimum of 12 greenery points for standard lots and 15 greenery points for larger lots (e.g., equestrian or corner lots). The following guidelines outline how various plantings contribute toward meeting these point totals:**

Plant Point Guidelines:

Standard Lots: Minimum of 12 plants

Association Office – 760.245.9756
Fax – 760.245.3076
Website – www.svla.com

Larger Lots: Minimum of 15 plants

- **5-Gallon Tree or Larger:** Counts as 5 plants
- **Living Wall (Minimum 15 Feet in Length on Side Property):** Counts as 6 plants
- **Grass or Artificial Turf (50 Square Feet):** Counts as 1 plant

If only plant material is being added or removed, and the plant selections align with the High Desert Guide to Landscaping, the Architectural Liaison may approve the changes without a full review from the architectural committee.