



CITY OF LAKE WORTH BEACH

Community SustainabilitySM

Ordinance 2024-14: Amending multiple sections of Chapter 23 “Land Development Regulations” to create a definition for artificial turf and establish regulations and performance standards for artificial turf

Background

- 2019-2020 – Staff directed to draft an ordinance regulating artificial turf
- October 2020 – Ordinance 2020-15 presented to PZB, HRPB, & TLB
 - PZB & HRPB unanimously recommended approval of the proposed amendments to the LDRs, excluding the artificial turf, and cited that additional public discussion was needed.
 - TLB voted unanimously not to approve the use of artificial turf in the City.
- November 2020 – City Commission excludes artificial turf section (Exhibit G) from Ordinance 2020-15

Background

- January 2023 – City Commission paused Code Compliance actions on all violations relating to groundcover, including artificial turf
- April 13, 2023 – City Commission work session
 - Majority of the commission recommended creating an updated landscape ordinance with strict prohibition for artificial turf
- May 9, 2024 – Special City Commission Meeting
 - Staff directed to come back with options for impermeable surfaces and clarifying the landscape code for both residential and commercial properties

Summary

The proposed amendments to the City's Land Development Regulations (LDRs) would allow for limited use of artificial turf within the City, subject to requirements related to location, quality, and installation.

- Article 1 – Section 23.1-12: Definitions
- Article 6 –Section 23.6-1: Landscape Design Standards

Summary

- **Use and Location**

- Construction of non-city-owned athletic fields and playgrounds associated with a non-city-owned community center, park, school, daycare or university
- Single family and two-family properties, only in the rear and side yard areas not visible from the right-of-way and screened from view by continuous opaque fencing or hedge material with a minimum height of five feet.
 - Prohibited in front yards, except for limited use as a decorative grid design with maximum four-inch-wide strips used in conjunction with approved pavement materials for patio, walkway, and driveway or between parking strips as part of an approved a building permit
- On roof top terraces
- In multifamily and/or mixed-use residential developments as part of a recreation or amenity area

Summary

- **Impermeable Surface Limits**

- Artificial turf shall be treated as an impervious surface
- No more than ten percent (10%) of the allowed impermeable/impervious area for the parcel may be artificial turf

- **Standards and Permitting**

- Must meet minimum material standards as well as installation, maintenance, and repair standards
- Permit for installation is required
- In-progress inspection is required to ensure that the appropriate base material has been installed in accordance with the manufactures' specifications; final inspection will also be required.

Board Recommendations

- **Planning & Zoning Board (PZB):**

- Unanimously voted to recommend approval of the proposed text amendments at their meeting on November 6, 2024
- Recommended that the City Commission consider revisions to treat artificial turf as a pervious material (while retaining the provisions that artificial turf is not to be considered a living landscape material)

- **Historic Resources Preservation Board (HRPB):**

- Voted 3-3 on both a recommendation of approval and a recommendation of disapproval of the proposed text amendments at their meeting on November 13, 2024
- The HRPB voted as follows:
 - 3 members in favor of approval of the proposed ordinance as written
 - 2 members in favor of disapproval of the proposed ordinance – contend the proposed ordinance did not adequately make considerations for negative environmental impacts of artificial turf or plans for long-term monitoring of compliance with the proposed regulations
 - 1 member in favor of disapproval of the proposed ordinance – contend artificial turf should be broadly allowed within the City and should not be subject to as many limitations as are proposed in Ordinance 2024-14

- **Tree and Landscape Board (TLB):**

- Unanimously voted to recommend disapproval of the proposed text amendments at their meeting on November 14, 2024, due to concerns about negative environmental impacts of artificial turf

Potential Motion

Move to approve/disapprove Ordinance 2024-14 on first reading, and to schedule second reading and public hearing for January 21, 2025.



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