

ARTIFICIAL TURF GUIDELINES

Conversion to artificial turf requires Architectural approval with a written certification from the contractor and/or supplier stating the artificial turf being installed meets or exceeds Stonegate's requirements. Installation of artificial turf has a minimum requirement of 25% of the total front yard landscape area and is not to exceed 60% of the total front yard landscape area.

Artificial turf is to be contained with one of the following: concrete header, brick header, grouted stone, or steel edging set flush with grade.

Artificial turf products must meet or exceed the following **Stonegate requirements** with a material sample and specifications for approval as listed below:

- 1) 75 oz., 142 stitch rate/yard, a minimum gauge of 1/4"
- 2) Anti-aging properties
- 3) UV resistant materials
- 4) PE & PP monofilament yarn
- 5) Minimum pile height of 1 1/2"
- 6) Polyurethane backing
- 7) 10 foot minimum backing roll
- 8) Minimum 10 year prorated warranty on yarn and 12 year warranty on the back
- 9) Annual maintenance as recommended by manufacturer or supplier required
- 10) Replace artificial turf when required or at the end of useful life or change of appearance from installation

SCA's use of artificial turf would be to enhance the existing landscape plants, shrubs, trees, granite, boulders, and brick headers to create a lush and attractive landscape with turf. Stonegate's objective is to blend aesthetics, water conservation and compatibility.