

*Well designed landscaped areas around buildings enhance the property and mitigate the impacts of new construction. Landscape improvements can heighten the aesthetic impacts of a well designed residence and can work in concert with the design style chosen for the building. This chapter offers some guidance for the interaction between landscape design and Hillsborough homes.*



## A. Relationship to the Building

Landscape elements should augment the relationship between the building and its site. Landscaping should be designed to define private outdoor space connected to the residence. The landscaping should help define the boundaries between the private outdoor space and the more public, or street-facing, outdoor space.



### 1. Massing

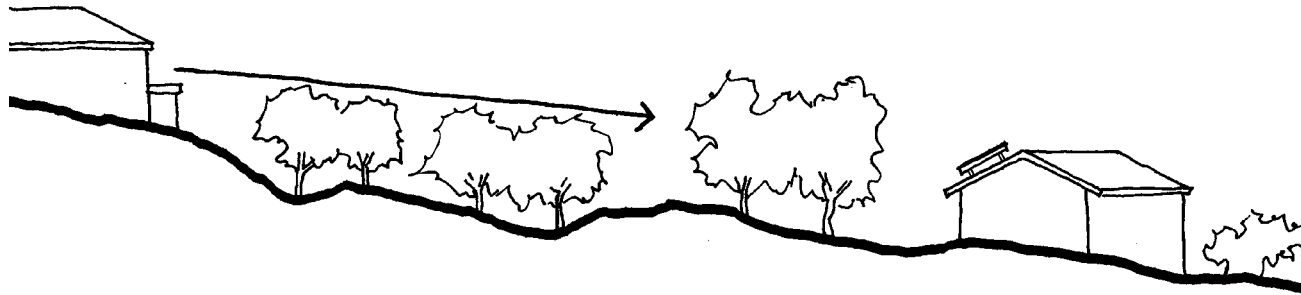
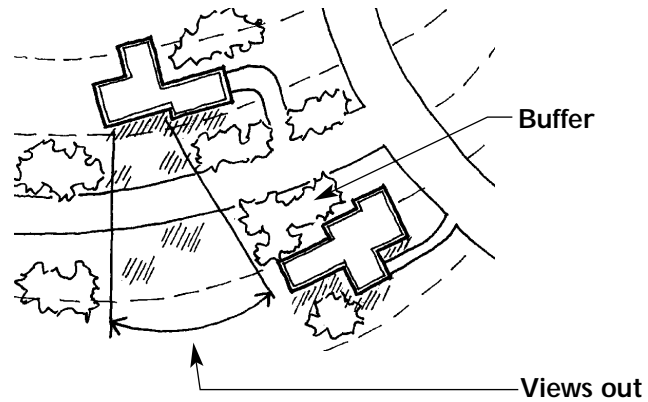
Trees and lower planting materials should be utilized to help “ground” the building and mitigate its mass.

*“An intelligent landscape design can evolve only from a profound knowledge of, and sensitivity to, materials.”*

Modern Landscape Architecture: A Critical Review

## 2. Site Planning Goals

A landscape plan should help implement site planning goals, such as maximizing views or creating visual buffer zones between the property and neighboring parcels.



*“The well-conceived project results from a design process of integration in which a new landscape is created. Components and site are consciously related and interrelated to yield the best that each can offer in dynamic interaction.”*

Landscape Architecture

## **B. Water Conservation**

The Town historically has been concerned with water conservation. Trees and shrubs should be selected that are suitable for this climatic zone and the use of native species is highly encouraged. The use of drought tolerant, fire-resistive and deer-resistant plants is strongly encouraged. Title 17 of the Hillsborough Municipal Code includes limitations to the amount of high-water use plant materials and impervious surfaces that can be used in landscaping.

## **C. Fencing and Walls**

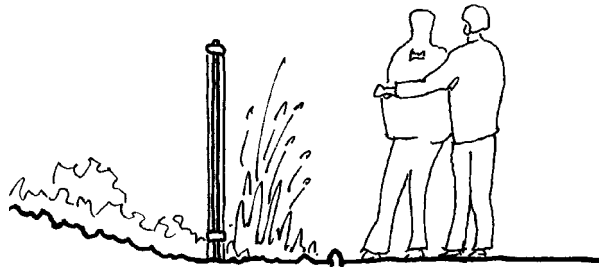
Designs of fences and walls along streets should be compatible with the neighborhood and the architectural style of the building.

### **1. Materials**

Chain link fences shall not be employed unless coated with a green or black vinyl coating. Landscaping materials shall be planted adjacent to the fence so that there is full coverage of the fence.

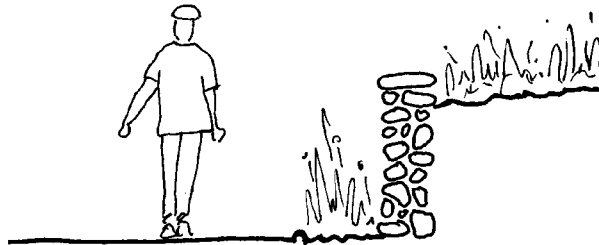
## 2. Landscaping

Landscaping should be installed along fences to soften the appearance of the fence material and provide a layering of vegetation in front of the fence.



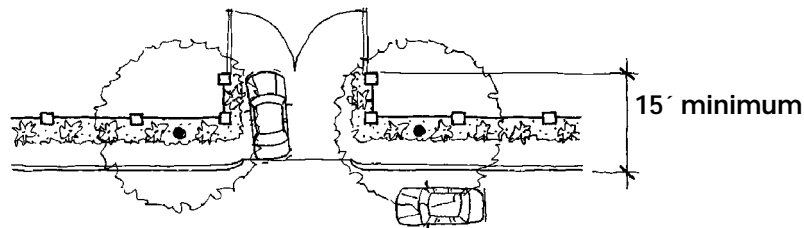
## 3. Retaining Walls

Retaining walls shall not be higher than 6 feet, except where they are located within an interior setback area, in which case they shall be no taller than 4½ feet, as prescribed in the Municipal Code.



## 4. Entry Gates

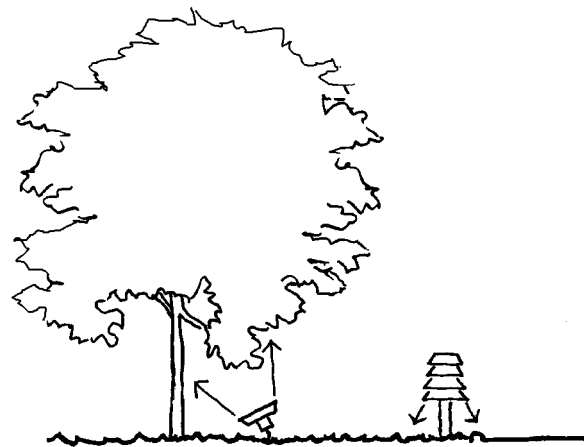
Automobile gates as well as pedestrian entry gates should reflect the design of the home and contribute to an overall improvement of the property. Driveway entry gates shall be set back a minimum of 15 feet from the street to allow a vehicle to pull safely off of the street in front of the gate.



The materials used for a gate should be of high quality and identical or highly similar to those materials used for the perimeter wall or fence.

The minimum width of the driveway between the gate supports should be 14 feet.

Mail boxes should be an integral component of a landscape plan for the overall entry area, when a plan is developed. A mail box can be designed as part of the wall, fence or entry gate rather than a stand-alone component purchased separately and installed after construction.



#### **D. Lighting**

Exterior lighting should not be directed toward the street, the sky or neighboring parcels.

Exterior lighting should be designed to subtly highlight key features of the landscape design, such as walkways or paths, and augment architectural features of the residence.