



STEP 1

PLANNING

Know Your Limitations

i. Call Before You Dig

Inform yourself of any underground utilities that are located and what precautions are needed. Note any overhead power lines; this will affect locations for trees or shrubs that are too tall to be planted beneath them.

ii. Covenants and Easements

Many new subdivisions have their own landscape requirements. The City has landscaping requirements that apply to all new developments. If your property backs onto a natural area, there are most likely further restrictions.

The [Alberta Land Surveyors' Association](#) has useful information about easements. Permission needs to be obtained from the owner of these areas prior to any digging or any other change in grading, such as creating a berm.

iii. Property Line Limitations

Property lines are indicated on a [RPR](#) (Real Property Report).

Front yards and public facing side yards of corner lots have a space between the homeowners' property line and the sidewalk or road that is part of the City Boulevard. The purpose of the boulevard space is to accommodate any future road or sidewalk expansion or underground utility work. This area, as well as any boulevard space between the roadway and sidewalk that falls within the width of your property, is the **responsibility of the homeowner to maintain**.

Fences and other structures, such as garden walls, cannot extend into the City boulevard (Bylaw 5590, Section 56). If you wish to extend your landscape to the green space in front of your house between the sidewalk and road, you can apply for a [Licence of Occupation](#) permit from Parks and Roads Services. There is no fee to apply for this permit but, if granted, there is an annual fee of \$75 for use of the land.

If you're building a deck (or platform), there are [limits](#) on how far into the [property setbacks](#) that it can extend.

An important reality is your budget as it may impose limits to the scope of your project or influence your material selection.

Consider installing in phases.



NATURAL YARDS

Edmonton