

**AN ORDINANCE UPDATING THE CITY'S  
PROPERTY MAINTENANCE REGULATIONS TO INCORPORATE  
ENABLING REGULATIONS FOR NATIVE LANDSCAPING**

**WHEREAS**, Section 18-9 of the City's Municipal Code adopts by reference the 2018 International Property Maintenance Code ("**IPMC**") in order to establish minimum standards for property and building maintenance necessary to protect the public health, safety, morals, and welfare; and

**WHEREAS**, Section 302.4 of the IPMC requires that property within the City be kept free from weeds or plant growth in excess of eight inches, which requirement may prohibit the maintenance of native grasses and landscapes; and

**WHEREAS**, the City's Sustainability Plan, as adopted by Resolution 23-R-149, states as policy that the City "will explore options to support residential native landscaping and urban agriculture;" and

**WHEREAS**, the Corporate Authorities of the City of Rolling Meadows have therefore determined that it is in the best interest of the City and its residents to amend the Municipal Code as set forth herein.

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Rolling Meadows, Illinois:

**Section 1:** The recitals set forth above are incorporated herein by reference as the findings of the Corporate Authorities.

**Section 2:** Section 18-9-4, entitled "Amendments to Chapter 3, 2018 International Property Maintenance Code" of Article I, entitled "Building Code," of Chapter 18, entitled "Buildings and Building Regulations," of the Code of Ordinances, City of Rolling Meadows is hereby amended as follows [additions are **bold and double-underlined**; deletions are struck through]:

**"18-9-4        Amendments to Chapter 3, 2018  
                  International Property Maintenance Code:**

\*        \*        \*

C. Section 302.4 is amended **to read as follows:** by inserting "eight (8) inches" for the Jurisdiction weed height.

**302.4 Height of Weeds or Plant Growth.**

**A.        Premises and exterior property shall be maintained free from weeds or plant growth in excess of eight inches tall. Noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and**

vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

**B. Exemptions. It shall not be a violation of this Section 302.4 to maintain a property with landscaping in excess of eight inches tall in either of the following circumstances:**

1. **By Permit. A managed landscape including weeds or plant growth in excess of eight inches tall may be maintained where the landscape plan has been approved by the City and where the landscape is maintained pursuant to the plan and any accompanying maintenance or management plan. This exemption includes, without limitation, every approved: screening and landscape plan, subdivision landscape plan, planned development, and stormwater management facility.**

2. **Performance-Based. One- and two-family dwellings may establish managed native landscapes without first obtaining a permit provided that they meet the following criteria:**

i. **Definitions. For the purposes of this Section 302.4:**

1. **Managed native landscape means a planned, intentional and maintained planting of grasses, wildflowers, forbs, ferns, shrubs or trees, all predominantly being of species native to northern Illinois.**

2. **Sight triangle means a triangular area at the intersection of two streets or a street and a driveway, the hypotenuse of which establishes a safe line of sight for a motorist, cyclist or pedestrian. The sight triangle is determined per section 114-6(b)(l) of this Code.**

3. **Street line means any lot line abutting an improved public or private right-of-way.**

4. **Turf grass means grasses common used in regularly cut lawns or play areas such as, without limitation: bluegrass, fescue, and ryegrass blends.**

5. **Noxious weed is as defined in Section 38-66 of this Code.**

ii. **A managed native landscape complying with this subsection may include plants and grasses in excess of**

eight (8) inches in height and which have gone to seed, but may not include any noxious weeds and must be maintained so as to not include unintended vegetation.

- iii. Establishment & Species. To establish the managed native landscape, prior non-native vegetation must be eliminated and native vegetation must be intentionally planted by seed or transplantation. Managed native landscapes must not include turf-grass left unattended for the purposes of returning to a natural state.
- iv. Setbacks. At all times, a managed native landscape must:
  - 1. Have a clearly defined edge along any street line.
  - 2. Not have plantings in excess of 36 inches within any sight triangle or within five feet of any street line.
  - 3. Not have any plantings, except trees, which extend over or onto neighboring properties or rights-of-way.
- v. A managed natural landscape may not include any plantings which, due to their location and manner of growth, constitute a hazard or obstruction to the public or may cause injury to persons or property.

C. Enforcement. Upon failure of the owner or agent having charge of a property to cut and destroy weeds after service of a notice of violation, they shall be subject to prosecution in accordance with Section 106.3 and as prescribed by the authority having jurisdiction. Upon failure to comply with the notice of violation, any duly authorized employee of the jurisdiction or contractor hired by the jurisdiction shall be authorized to enter upon the property in violation and cut and destroy the weeds growing thereon, and the costs of such removal shall be paid by the owner or agent responsible for the property.

\* \* \*

**Section 3:** If any provision of this Ordinance or part thereof is held invalid by a court of competent jurisdiction, the remaining provisions of this Ordinance shall remain in full force and effect, and shall be interpreted, applied, and enforced so as to achieve, as near as may be, the purpose and intent of this Ordinance to the greatest extent permitted by applicable law.

**Section 4:** This Ordinance shall be in full force and effect following its passage, approval, and publication in pamphlet form in the manner provided by law.

**PASSED AND APPROVED** by the City Council of Rolling Meadows, Cook County, Illinois this 9<sup>th</sup> day of September, 2025.

AYES: Budmats, O'Brien, Vinezcano, Boucher, Reyez, Koehler, McHale

NAYS: 0

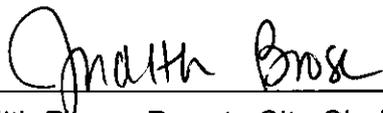
ABSENT: 0



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Lara Sanoica, Mayor

ATTEST:



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Judith Brose, Deputy City Clerk

Published this 10<sup>th</sup> day of September, 2025.



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Judith Brose, Deputy City Clerk