I.   PH-16-12 Tree and Landscape Ordinance Amendments:

Consideration of text amendments to the UDC to consolidate landscape and tree requirements into one location within section 3.2 of the UDC; clarify and simplify certain requirements to provide for ease of use and implementation; and, increase incentives and options to save trees during land development.

PLANNING COMMISSION: NOVEMBER 3, 2016

CITY COUNCIL: NOVEMBER 14, 2016   MAY 1, 2017 (2ND READING)

II. RECOMMENDATION:

Adopt Proposed text amendments consolidating landscape and tree requirements into section 3.2 of the UDC.

III. Report In Brief:

City Codes, Ordinances, and portions of the Unified Development Code (UDC) pertaining to tree protection, landscaping, and buffer plantings have been reviewed for consistency, simplicity and relevance. Landscape Architects from Kimley-Horn and Associates were commissioned with reviewing our current ordinances, organizing pertinent information from the City's Code and sections throughout the UDC into one section of the UDC, and adding current best-practices as well as additional guidance where necessary.

Staff has incorporated input from the consultants and have produced a strikethrough version of the UDC Update. Modifications to the Unified Development Code are being proposed in order to achieve the following:

- Consolidate the various planting, landscape, and tree requirements in one location within the Alpharetta Unified Development Code;
- Clarify the City's requirements with simpler language;
- Make the ordinance easier to understand and implement (for both applicants and staff); and,
- Provide more incentives and options to save existing trees during land development.
- Some of the specific items identified for significant change include:
  - o Changing "Density Units" to "Inches" of tree caliper;
  - o Provide additional differentiation of Specimen Trees to recognize quick growing species;
  - o Provide better incentives for preservation of significant clusters of trees (other than specimen trees); and,
  - o Not require a tree removal permit for dead trees.

In addition to the UDC Code Revisions, Staff has proposed additional measures to assist the development community and City's residents in the form of administrative initiatives:
- Development of a "guidance document" (included in packet) that contains specific tree information such as appropriate locations for types of trees that may need to be updated from time and time.
- Development of a "Preferred Vender List" for residential tree removal that would allow the resident to contract with a preferred vendor and not have to submit for a tree removal permit. The vendor would be allowed to perform the work, but would also be required to input the application for the City records.

IV. ATTACHMENTS:

UDC Section 3.2: Tree Protection, Landscape, and Buffer Requirements

Guidance Document