



MEMO

PLANNING & COMMUNITY DEVELOPMENT

To: Plan Commission
From: Lily Paul, Associate Planner
Date: August 31, 2022
Re: Landscape Ordinance

Staff has put together language for a landscape ordinance. The current Code of Ordinances does not specify a landscape ordinance. Many zoning districts like Industrial Park and Commerce Crossing have protective covenants that details some landscaping requirements, but is only exclusive to those areas. This new ordinance will omit confusion for new developers in the city when submitting site plans. Also, landscape ordinances will create a better environment for the city and add an element of beauty.

All surrounding communities have landscape ordinances. Information and research from those communities have aided staff in deciding what is adequate for the landscape requirements. Please note that there are three sub categories that group certain Zoning Districts/Uses together and specify reasonable requirements for each. Those sub categories are:

1. Commercial, Institutional, and Multifamily Use
2. Industrial Use
3. Commercial Core District

Additional language was added to require screening from dumpsters. This will encourage dumpster corrals which will be aesthetically pleasing and easier for garbage pick-up or maintenance.

Current Landscape Buffer Language, Section 17.32(10), will be moved to this Landscape ordinance and eliminated from Supplementary District Regulations.