

**11.4 PLANTING STANDARDS**

- ALL NEW PLANT MATERIAL SHALL BE OF GOOD QUALITY, INSTALLED IN A SOUND, PROFESSIONAL MANNER AND MEET THE STANDARDS SET FORTH IN THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) A300 STANDARDS. CONTRACTOR SHALL WARRANT ALL NEW PLANT MATERIAL FOR 2 YEARS FROM TIME OF INSTALLATION.
- ALL TREES SHALL BE PROPERLY GUDED OR STAKED AND MULCHED (3-4" LAYER) IN ACCORDANCE WITH ACCEPTED PRACTICES IN THE LANDSCAPE INDUSTRY, TO PREVENT WINDS FROM LOOSENING THE ROOTS. TREE STAKES MUST BE REMOVED WITHIN ONE YEAR OF TREE PLANTING. AS A COURTESY, THE CITY OF BELMONT WILL NOTIFY THE DEVELOPER OF THIS REQUIREMENT WITHIN ELEVEN MONTHS OF THE TREE PLANTING. IF THE CONTRACTOR FAILS TO REMOVE STAKES AFTER ONE YEAR AND AFTER BEING NOTIFIED BY THE CITY OF BELMONT, THEN THE CITY WILL REMOVE THE STAKES AND WILL ASSESS THE CONTRACTOR FOR THE REMOVAL EXPENSE.
- WHERE LARGE MATURING TREES ARE REQUIRED AND OVERHEAD UTILITY LINES EXIST, SMALL MATURING TREES PLANTED 1 PER 30 LINEAL FEET SHALL BE SUBSTITUTED WITH THE APPROVAL OF THE PLANNING DIRECTOR.
- THE OWNER OF COMMERCIAL OR INSTITUTIONAL PROPERTY IS RESPONSIBLE FOR THE CONTINUED PROPER MAINTENANCE OF ALL LANDSCAPING MATERIALS THAT ARE REQUIRED IN SECTION 11.2 AND SHALL KEEP THEM IN A PROPER, NEAT AND ORDERLY APPEARANCE, FREE FROM REFUSE AND DEBRIS. THE CANOPY OF TREES PLANTED IN AREAS ADJACENT TO PEDESTRIAN OR VEHICULAR TRAFFIC, SUCH AS ALONG STREETS OR IN PARKING LOTS, SHALL BE RAISED TO A HEIGHT OF EIGHT FEET OR 1/2 OF THE HEIGHT OF THE CANOPY AND BE MAINTAINED AT A HEIGHT OF EIGHT FEET. ALL DEAD OR UNHEALTHY PLANT MATERIAL, EXCEPT FOR TYPE B LANDSCAPING, SHALL BE REPLACED WITHIN 180 DAYS TO MAINTAIN THE QUALITY OF THE LANDSCAPING. IN NO INSTANCE WILL THE CITY OF BELMONT BE RESPONSIBLE FOR THE MAINTENANCE OF ANY VEGETATION UNLESS SUCH VEGETATION IS LOCATED WITHIN THE PUBLIC RIGHT OF WAY OF A CITY MAINTAINED STREET OR IS LOCATED ON PROPERTY OWNED BY THE CITY OF BELMONT.

- WHERE NEW LANDSCAPE MATERIALS ARE TO BE INSTALLED, THE TYPE OF MATERIAL USED SHALL BE COMPLEMENTARY TO PLANT MATERIALS EXISTING ON THE PROPERTY AND ON ADJOINING PROPERTIES. USE OF NATIVE PLANT MATERIALS IS ENCOURAGED.
- AT INSTALLATION, LARGE MATURING TREES SHALL NOT BE LESS THAN 10" IN HEIGHT WITH A MINIMUM 2-1/2" CALIPER. SMALL MATURING TREES SHALL BE A MINIMUM OF 1-1/4" CALIPER AND HAVE A MINIMUM HEIGHT OF 6'. INSTALLATION AND CONSTRUCTION PRACTICES SHALL BE UTILIZED WHICH PRESERVE AND REPLACE EXISTING TOPSOIL OR AMEND THE SOIL TO REDUCE COMPACTION. NEW TREES TO BE PLANTED SHALL COME FROM THE LIST OF APPROVED SPECIES FOUND IN THE CITY OF BELMONT MINIMUM STANDARDS POLICY FOR DEVELOPMENT IMPROVEMENTS.
- AT INSTALLATION, EVERGREEN TREES SHALL NOT BE LESS THAN 8" IN HEIGHT WITH A MINIMUM 2" CALIPER.
- AT INSTALLATION, SMALL SHRUBS SHALL BE A MINIMUM 18" IN HEIGHT AND MEDIUM OR LARGE SHRUBS A MINIMUM 30". INSTALLATION AND CONSTRUCTION PRACTICES SHALL BE UTILIZED WHICH PRESERVE EXISTING TOPSOIL OR AMEND THE SOIL TO REDUCE COMPACTION.
- NO PLANTS SHALL BE PLANTED WITHIN THE SIGHT DISTANCE TRIANGLE AT AN INTERSECTION, OR DRIVEWAY ACCESS POINTS UNLESS AN UNOBSTRUCTED VIEW BETWEEN 30" AND 72" IN HEIGHT IS MAINTAINED.
- EXISTING VEGETATION MAY BE APPLIED TOWARD THE REQUIREMENTS OF THIS ORDINANCE.
- CHAIN LINK AND SIMILAR FENCING MATERIALS FOR NON-RESIDENTIAL DEVELOPMENT, IF VISIBLE FROM RIGHTS-OF-WAY, SHALL BE LANDSCAPED ON THEIR EXTERIOR SIDE A TYPE B SEMI-OPAQUE SCREEN.

**11.5 ALTERNATIVE METHODS OF COMPLIANCE**

- THE PERFORMANCE OF ALTERNATE LANDSCAPING PLANS SHALL BE EVALUATED BY THE PLANNING DIRECTOR TO DETERMINE IF THE ALTERNATE PLAN MEETS THE INTENT AND PURPOSE OF THIS ORDINANCE.
- DECISIONS OF THE PLANNING DIRECTOR REGARDING ALTERNATE METHODS OF COMPLIANCE MAY BE APPEALED TO THE BOARD OF ADJUSTMENT.
- 

**11.6 REVISIONS TO APPROVED LANDSCAPE PLANS**

DUE TO SEASONAL PLANTING PROBLEMS AND/OR A LACK OF PLANT AVAILABILITY, APPROVED LANDSCAPE PLANS MAY REQUIRE MINOR REVISIONS. MINOR REVISIONS TO PLANTING PLANS MAY BE APPROVED BY THE PLANNING DIRECTOR IF:

- THERE IS NO REDUCTION IN THE QUANTITY OF PLANT MATERIAL.
- THERE IS NO SIGNIFICANT CHANGE IN SIZE OR LOCATION OF PLANT MATERIALS.
- THE NEW PLANTS ARE OF THE SAME GENERAL CATEGORY (I.E. SHADE TREE, ORNAMENTAL TREE, EVERGREEN, OR SHRUB) AND HAVE THE SAME GENERAL DESIGN CHARACTERISTICS (MATURE HEIGHT, CROWN SPREAD) AS THE MATERIALS BEING REPLACED.

**11.7 INSPECTION OF SITES**

PLANNING DEPARTMENT STAFF AND AUTHORIZED REPRESENTATIVES OF THE CITY MAY PERIODICALLY INSPECT SITES SUBJECT TO THE PROVISIONS OF THIS ORDINANCE.

IF, THROUGH INSPECTION, IT IS DETERMINED THAT A PERSON HAS FAILED TO COMPLY OR IS NO LONGER IN COMPLIANCE WITH THE PROVISIONS OF THIS ORDINANCE, A NOTICE TO COMPLY SHALL BE SERVED UPON THAT PERSON BY REGISTERED MAIL WITH RETURN RECEIPT OR OTHER MEANS BY THE CITY. THE NOTICE SHALL SET FORTH THAT WHICH WILL BE NECESSARY TO COMPLY WITH THE ORDINANCE.

THE CITY SHALL HAVE THE POWER TO CONDUCT SUCH INVESTIGATIONS AS IT MAY REASONABLY DEEM NECESSARY TO CARRY OUT ITS DUTIES AS PRESCRIBED IN THIS ORDINANCE AND FOR THIS PURPOSE MAY ENTER AT REASONABLE TIMES UPON THE PROPERTY, PUBLIC OR PRIVATE, FOR THE PURPOSE OF INSPECTING THE SITE(S) SUBJECT TO THE PROVISIONS OF THIS ORDINANCE. NO PERSON SHALL REFUSE ENTRY OR ACCESS TO ANY STAFF OR AUTHORIZED REPRESENTATIVE, OF THE CITY WHO REQUESTS ENTRY FOR THE PURPOSE OF INSPECTION, AND WHO PRESENTS APPROPRIATE CREDENTIALS. NOR SHALL ANY PERSON OBSTRUCT, HAMPER, OR INTERFERE WITH THAT REPRESENTATIVE WHILE IN THE PROCESS OF CARRYING OUT OFFICIAL DUTIES.

A CERTIFICATE OF OCCUPANCY FOR THE DEVELOPMENT SHALL NOT BE ISSUED UNLESS THE LANDSCAPING REQUIRED UNDER THIS SECTION IS INSTALLED IN ACCORDANCE WITH THESE STANDARDS AND IN ACCORDANCE WITH THE APPROVED SITE PLAN OR SUBDIVISION PLAN. THE PLANNING DEPARTMENT SHALL INSPECT SITES CONSISTING OF NON-RESIDENTIAL DEVELOPMENTS AND COMMON OPEN SPACES IN RESIDENTIAL DEVELOPMENT ONE YEAR AFTER THE ISSUANCE OF A PERMANENT CERTIFICATE OF OCCUPANCY IN ORDER TO ENSURE COMPLIANCE WITH THE APPROVED SITE PLAN AND TO ENSURE THAT THE LANDSCAPE IS PROPERLY MAINTAINED.

**11.8 EMERGENCIES**

IN THE CASE OF EMERGENCIES SUCH AS WINDSTORMS, ICE STORMS, FIRE, OR OTHER DISASTERS, THE CITY MAY WAIVE THE REQUIREMENTS OF THIS ORDINANCE DURING THE EMERGENCY PERIOD SO THAT THE REQUIREMENTS OF THIS ORDINANCE WILL IN NO WAY HAMPER PRIVATE OR PUBLIC WORK TO RESTORE ORDER IN THE CITY. THIS SHALL NOT BE INTERPRETED TO BE A GENERAL WAIVER OF THE INTENT OF THIS ORDINANCE.

**11.9 TREE MAINTENANCE**

TREES MUST BE PROPERLY MAINTAINED IN ORDER TO PROVIDE FOR A HEALTHY AND DIVERSE TREE CANOPY. PROPERTY OWNERS MUST MAINTAIN THEIR TREES IN ORDER TO PREVENT DAMAGE TO BUILDINGS, PEDESTRIANS, OR VEHICLES. ALL PRUNING SHALL CONFORM TO THE STANDARDS OF ANSI A300. TO ENSURE THAT COMMERCIAL TREE PRUNING MEETS THESE STANDARDS, ANY FORM OF BUSINESS OPERATION PERFORMING TREE PRUNING IN THE CITY LIMITS OR ETJ FOR A FEE MUST FIRST OBTAIN AN ANNUAL TREE MAINTENANCE PERMIT FROM THE PLANNING AND ZONING DEPARTMENT. INDIVIDUALS ARE NOT REQUIRED TO OBTAIN SUCH PERMIT TO REMOVE OR MAINTAIN TREES ON THEIR OWN PROPERTY. HOWEVER, A COMMERCIAL TREE OR LANDSCAPING SERVICE MUST OBTAIN ITS TREE MAINTENANCE PERMIT WHEN IT APPLIES FOR ITS ANNUAL PRIVILEGE LICENSE IN ORDER TO DO WORK IN BELMONT. THIS PERMIT WILL REQUIRE THAT THE TREE PROFESSIONAL WILL USE PROPER METHODS AND WILL ONLY PERFORM THE MINIMAL PRUNING NECESSARY TO PROTECT THE HEALTH OF THE TREE.

TREE TOPPING, ALSO KNOWN AS "ROUNDING OVER," "HEADING," "HAT-RACKING," AND OTHER TERMS TO DESCRIBE AN IMPROPER PRUNING PRACTICE WHERE MORE THAN 25% OF THE TREE CANOPY OR BRANCHES ARE REMOVED, CAUSES SEVERE STRESS TO A TREE. THIS PRACTICE REMOVES THE LEAVES AND HEALTHY LEAF BUDS FROM A TREE, CAUSING MASSIVE GROWTH OF SMALL SHOOTS BELOW THE CUT IN ORDER TO GROW LEAVES. THESE SHOOTS ARE NOT AS STRONG AS THE BRANCHES OR LIMBS THAT HAVE BEEN REMOVED AND ARE NOT ATTACHED AT THE PROPER LOCATION TO THE TRUNK. AS A RESULT, THESE NEW SHOOTS CAN BREAK EASILY FROM THE TREE DURING WIND OR ICE EVENTS AND POSE A DANGER TO PEOPLE AND OBJECTS BELOW THE TREE. TREE TOPPING ALSO PRODUCES AN UGLY TREE AND CAN DECREASE ADJACENT PROPERTY VALUES. IN ORDER TO PROTECT THE PUBLIC HEALTH AND SAFETY, TREE TOPPING IS PROHIBITED BY A COMMERCIAL TREE MAINTENANCE OR SERVICE COMPANY ON ANY TREE IN THE CITY LIMITS OR ETJ.

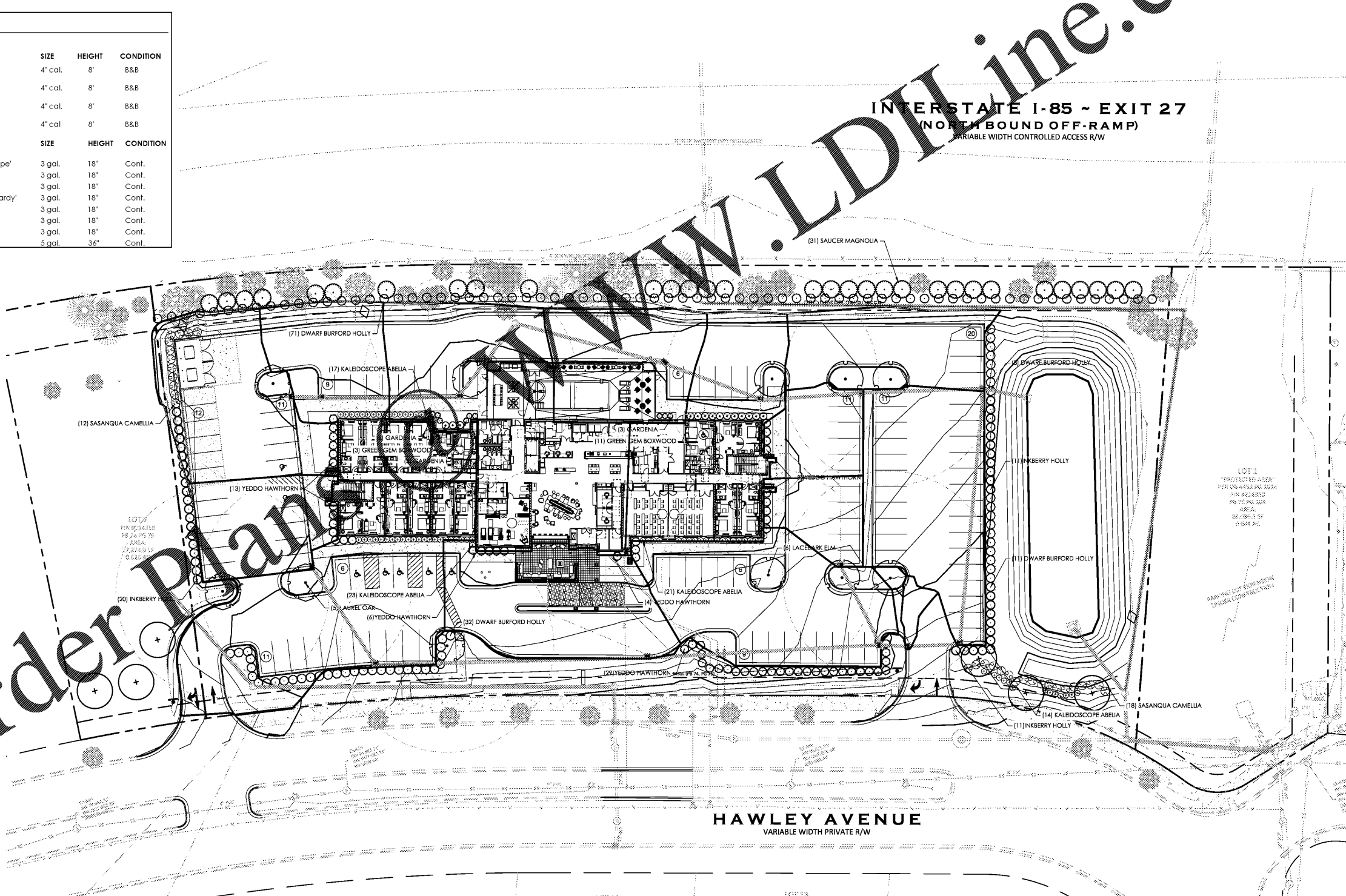
**PLANT LIST**

TREES	QTY	COMMON NAME	SCIENTIFIC NAME	SIZE	HEIGHT	CONDITION
	5	Laurel Oak	<i>Fraxinus americana</i>	4" cal.	8'	B&B
	6	Lacebark Elm	<i>Betula nigra</i>	4" cal.	8'	B&B
	6	Red Maple	<i>Acer Rubrum</i>	4" cal.	8'	B&B
	31	Saucer Magnolia	<i>Magnolia Salongeana</i>	4" cal.	8'	B&B
SHRUBS	QTY	COMMON NAME	SCIENTIFIC NAME	SIZE	HEIGHT	CONDITION
	75	Kaleidoscope Abelia	<i>Abelia x grandiflora 'Kaleidoscope'</i>	3 gal.	18"	Cont.
	14	Green Gem Boxwood	<i>Buxus x 'Green Gem'</i>	3 gal.	18"	Cont.
	30	Sasanqua Camellia	<i>Camellia sasanqua</i>	3 gal.	18"	Cont.
	11	Klein's Hardy Gardenia	<i>Gardenia jasminoides 'Klein's Hardy'</i>	3 gal.	18"	Cont.
	51	Dwarf Burford Holly	<i>Ilex cornuta 'Burfordii Nana'</i>	3 gal.	18"	Cont.
	42	Inkberry Holly	<i>Ilex glabra 'Shamrock'</i>	3 gal.	18"	Cont.
	63	Yeddo Hawthorn	<i>Raphiolepis umbellata</i>	3 gal.	18"	Cont.
	71	Dwarf Burford Holly	<i>Ilex cornuta 'Burfordii Nana'</i>	5 gal.	36"	Cont.

**PLANTING SOIL MIX**

- MIX TOPSOIL WITH THE FOLLOWING SOIL AMENDMENTS IN THE FOLLOWING QUANTITIES:
  - WEIGHT OF LIME PER 1000 SQ. FT.
  - RATIO OF LOOSE COMPOST TO TOPSOIL BY VOLUME: 1:4
  - RATIO OF LOOSE WOOD DERIVATIVES TO TOPSOIL BY VOLUME:
  - WEIGHT OF SODIUM SULFATE PER 1000 SQ. FT.
  - WEIGHT OF COMMERCIAL FERTILIZER PER 1000 SQ. FT.
  - WEIGHT OF SLOW-RELEASE FERTILIZER PER 1000 SQ. FT.
- SOIL TEST PROVIDED BY CONTRACTOR REQUIRED FOR TOPSOIL MIX.

APPROX AREA TO BE IRRIGATED = 13,700SQFT



- CALL ULOC0 BEFORE YOU DIG
- CONTRACTOR IS FULLY RESPONSIBLE FOR CONTACTING APPROPRIATE PARTIES AND ASSURING THAT EXISTING UTILITIES ARE LOCATED PRIOR TO BEGINNING CONSTRUCTION.
  - CONTRACTOR IS RESPONSIBLE FOR PLACING BARRICADES USING FLAGMEN, ETC., AS NECESSARY TO INSURE SAFETY TO THE PUBLIC.
  - ALL PAVEMENT CUTS, CONCRETE OR ASPHALT, ARE TO BE REPLACED ACCORDING TO STANDARDS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION.
  - SHORING WILL BE ACCORDING TO OSHA TRENCHING STANDARDS PART 1926 SUBPART P, OR AS AMENDED.

**HensonFoley**  
 Landscape Architecture | Civil Engineering | Surveying  
 8712 Lindholm Dr. Suite 202A, Huntersville, NC 28078  
 P: 704.875.1451 | www.hensonfoley.com  
 NC LANDSCAPE ARCHITECTURE BOARD LICENSE # C-318  
 NC SURVEYING BOARD LICENSE # S-1360

NORTH ARROW  
 GRAPHIC SCALE 1"=30 FT.

**HOME2 SUITES BELMONT**  
 HAWLEY AVE, BELMONT, NORTH CAROLINA 28012  
 3595445139, 3595444233, 3595443246, 3595442340, 3595441343, 3595440335

**REVISIONS:**

REV1 - ISSUE FOR BID 2019-06-07
---------------------------------

C09 - LANDSCAPE DWG  
 PROJECT NUMBER: 217090  
 DATE: 03/12/2019 DRAWN BY: JDC  
**C09** OF **15**  
 SHEET