



# City of Milton

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## LANDSCAPE AND TREE PROTECTION CHECKLIST

Project Name: \_\_\_\_\_ Tax ID #: \_\_\_\_\_  
Project Number: \_\_\_\_\_ Date: \_\_\_\_\_  
Reviewed By: \_\_\_\_\_ Telephone: \_\_\_\_\_

### Zoning Resolution/Zoning Conditions Requirements

This Project is in the City of Milton \_\_\_\_\_ Overlay District. Show compliance.

Zoning \_\_\_\_\_ Zoning Case # (As applicable) \_\_\_\_\_

### Initial Arborist Site Visit Requirement

Applicant may be required to meet with the Community Development Department Arborist to perform an on-site evaluation prior to submitting plans for LDP review. To schedule an on-site evaluation, call Mark Law @ 678.242.2552.

### Per Article 34.4.1.d of the City of Milton Zoning Ordinance, Show a Separate Sheet Dedicated to a Tree Protection and Landscape Plan

A Tree Protection Plan may be submitted either as part of the landscape plan or as a separate drawing. Refer to the **City of Milton Tree Preservation Ordinance Chapt. 14, Article 8**. for guidance.

**Please address all items marked with an "X"**

### Landscape Plan Requirements

- \_\_\_\_\_ 1. Include all required undisturbed buffers, landscape strips, and parking islands with the required dimensions. These requirements must be drawn and dimensioned on all sheets submitted for a permit.
- \_\_\_\_\_ 2. Include planting list with proposed plant material names (common and botanical), quantity, size, and any special planting notes.
- \_\_\_\_\_ 3. Include planting detail.
- \_\_\_\_\_ 4. Include location of any proposed irrigation systems, if applicable. Drawings for irrigation systems must show the locations of the lines, spray radius, shut off valves, timers, and a 24 emergency contact number. Spray heads or other above ground irrigation equipment must not be located in the rights-of-way.
- \_\_\_\_\_ 5. All required landscape strips must be planted at a density so as to provide at least 60% spatial coverage in trees and shrubs, with no more than 40% grass, sod, or other ground cover. Show the calculations on the plan.

- \_\_\_\_\_ 6. All required buffers must be planted or replanted to buffer standards unless existing conditions meet or exceed these standards.
- \_\_\_\_\_ 7. Detention Pond Requirements; A 20-foot wide landscape strip planted to buffer standards shall be provided around the exterior of all detention areas adjacent to and outside of the required 10-foot wide access easement, or as may be approved by the City of Milton Arborist (Zoning Resolution 34.5.4.).
- \_\_\_\_\_ 8. Parking Islands must be provided as required by conditional zoning or section 4.23.2 of the Zoning Resolution. Parking islands must be planted with 2" caliper shade trees as approved by the City Arborist. Parking Islands must be a minimum of 10 feet wide.
- \_\_\_\_\_ 9. Permanent structures cannot be permitted in landscape strips, parking islands, improvement setbacks or buffers, including but not limited to walls, fences, headwalls, drop inlets, catch basins, riprap, light fixtures, phone booths, etc. Monument signs, drainage structures, and sidewalks may be allowed with pre-approval in landscape strips only.
- \_\_\_\_\_ 10. Curb stops must be used to prevent vehicle overhang into required landscape strips and parking islands. One curb stop per parking stall is required.

### **Tree Protection Plan Requirements**

- \_\_\_\_\_ 1. Include all tree protection zones and label all tree save areas (even in R.O.W., adjacent to sidewalk) and show areas of re-vegetation.
- \_\_\_\_\_ 2. Indicate exact location of all specimen trees onsite as verified by a field run survey. On the site plan, include the size of each specimen tree and indicate whether the specimen tree is to be saved or removed.
- \_\_\_\_\_ 3. Healthy specimen trees impacted by land disturbance will have to be recompensed with a tree unit value that is equal to the value of the tree being removed. Replacement trees shall be 4" caliper or 2" caliper unit. Unit value of a 2" caliper recompense tree is .35, exactly 1/2 that of a 4" tree. In addition, recompense trees have to be paid to the City of Milton Tree Fund prior to the issuance of a Land Disturbance Permit. (LDP)
- \_\_\_\_\_ 4. Include limits of clearing and land disturbance such as grading, trenching, etc, where these disturbances may affect tree protection zones.
- \_\_\_\_\_ 5. Indicate the proposed locations of all underground utilities. Tree save areas cannot be considered in utility easements.
- \_\_\_\_\_ 6. Methods of tree protection shall be indicated for all tree protection zones, including tree fencing, erosion control, retaining walls, tunneling for utilities, aeration systems, transplanting, staking, signage, etc. Show detail of tree protection.
- \_\_\_\_\_ 7. This plan should indicate staging areas for parking, materials storage, concrete washout, and debris burn and burial holes because these areas might affect tree protection.
- \_\_\_\_\_ 8. The required site tree density factor must be satisfied. Compliance shall be demonstrated on the tree protection plan. Existing trees or stands of trees used in the density calculation must be indicated on the drawing. Flowering ornamental replacement trees may not be used in density calculations. If enough existing trees are not saved in order to meet density, the replacement tree cost must be paid to the City of Milton Tree Fund prior to issuance of the LDP.
- \_\_\_\_\_ 9. Replacement trees used in density calculations must be ecologically compatible with the intended growing site.

**Include These Notes on the Tree Protection/Landscape Plans**

1. Provisions for tree protection on the site shall be, as a minimum, in conformance with the requirements of the latest edition of the City of Milton tree preservation ordinance and administrative guidelines pertaining to tree protection.
2. If the landscape design and plant material are changed from the permitted plan, you shall submit three (3) sets of revised plans to the City of Milton arborist's office for approval, prior to any landscape installation.
3. All landscaping for each phase of development shall be completed prior to the recording of the final plat for that phase, prior to the issuance of certificate of occupancy for that phase, or prior to connection of permanent power for that phase. Contact the City of Milton Arborist at 678.242.2552 for site inspection upon completion of landscape installation.

**Include These Notes on BOTH the Tree Protection/Landscape Plan and the Grading Sheet**

1. Contact the City of Milton Arborist at 678.242.2552 to determine if a pre-construction meeting prior to any land disturbance is required. All required tree fence must be installed prior to this meeting.
2. Undisturbed buffers shall be planted to buffer standards where sparsely vegetated or where disturbed due to approved utility crossings. Replanting is subject to city arborist approval. (Do not plant trees within the sanitary sewer easement).

**Stream Buffer Protection Standards**

All State Waters (as defined by O.C.G.A.12-7) require a minimum undisturbed vegetative buffer fifty (50) feet wide and an impervious setback of twenty-five (25) feet measured from the top of bank of both sides of the stream or edge of water (i.e. lake/pond). The Director of Community Development or their designee shall make the determination as to whether or not a feature is considered state waters.