

**PLANNING & ZONING COMMISSION
WORK SESSION
SEPTEMBER 19, 2016
MONDAY, 9:00 AM**

**LODGE, 696 SKY VALLEY WAY
MINUTES**

Commission Members Present: Helen Kleiber, Dan McAfee, Tommy Tebeau

Commission Members Absent: Will Gurley

City Staff Present: City Manager Lapeyrouse and City Clerk Fast

Others Present: Cynthia Heroy, Connie Larsen, Paul Wheeler, Connie Taylor, Don Haney, Jane Gore, Osmon Uzun, Joe Routt, Don Rice, Dick Parrott and Marcus Wells

CALL TO ORDER

Dan McAfee presided over the meeting as the co-chairman and he called the meeting to order.

DISCUSSION ITEMS

- Amendments to Tree Ordinance – to provide Clarity to the ordinance

City Manager Lapeyrouse presented the following as Talking Points for the Meeting:

Talking points

1. Footprint around the house – currently allow 15 feet

Suggest 20 ~~or 30~~ feet

Firewise – Buffer take priority

2. Pruning

(a) Maintenance Pruning – Cutting away unwanted or damaged parts of a plant to encourage new healthy growth.

~~Currently allowed to prune up to 12 ft without a permit~~ Remove

Suggest no permit requirement

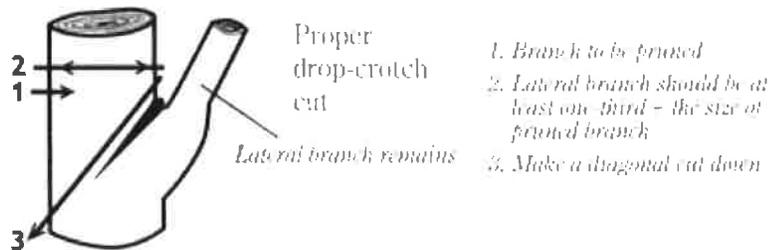
(b) Vista Pruning (windows for view) – Selective window views can be cut in a way that protect the natural shape and elegance of the tree. The canopy is the upper controlling part of the forest. All vista pruning should be below the canopy.

Currently requires a permit with no fee

Suggest no permit requirement

(c) Crown Reduction Pruning - Sometimes called drop-crotch pruning, is most often used when a tree has grown too large for its permitted space. This method is preferred to topping because it results in a more natural appearance, increases the

time before pruning is needed again, and minimizes stress to the tree. This procedure removes the end of a branch by cutting back to a "crotch" created by a lateral branch. The side branch needs to be at least 1/3 the diameter of the branch being cut so that water and nutrients will be redirected into the lateral branch and it can then assume the primary growth responsibility of the removed branch. Employing this method insures the tree will produce fewer sprouts at the point of the cut and the tree's natural growth will be preserved.



3. ~~Topping – Inappropriate pruning technique to reduce tree size; cutting back a tree to buds, stubs, internodes, or laterals not large enough to assume the terminal role of the branch being cut. Topping is used only when removing an unwanted tree. It should never be used as a pruning practice for reducing the height or spread of a tree. Remove~~
4. Pruning Season (Recommended) Late dormant-season pruning is usually recommended, although some trees will ooze liquid if cut too close to the time of spring growth. One period to avoid is when buds are expanding in the spring. Do not prune once buds first start to expand until after the leaves are at their mature size. Pruning during this period can disrupt tree growth and stress trees badly. Pines should not be pruned during the warm months. Dormant-season pruning during cold periods is best to prevent pruning-associated insect problems.
5. Removal of Dead/Hazardous/Diseased – Currently requires a permit – no fee... suggest same
6. DBH – Diameter at Breast Height – measured at 4.5 feet above ground.
7. Protected Species and Specimen Trees

Suggestion:

Native Shrubbery (rhododendron, mountain laurel, native azaleas, etc.)

Specimen Trees

Large Hardwoods (Oak, Hickory, Maple, Magnolia, Walnut, Elm)

DBH 25" or more

Large Softwoods (Pine, Cedar, Hemlock, Cypress)

DBH 25" or more

Small Native Flowering (Dogwood, Redbud, Sourwood)

DBH 10" or more

Suggest: Cutting permitted only on limited basis with extenuating circumstances.

Currently do not have.

8. Thinning – deliberate control of stand density. No more than one half (50%) of the stand density can be removed within a certain period. (suggest 3 years)

Suggestion:

DBH	Minimum spacing between trees of like or greater size – Prevent Clear Cutting
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<2"	No requirement or permit necessary
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2 – 4"	15 feet
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5 – 10"	20 feet
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10 or more	30 feet
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9. Other Healthy Tree Removal that doesn't fall within any other category

DBH >2"

Value will be determined by total DBH of tree(s)

Mitigation – replanting will be required (suggest 25% of Value) at least 2" caliper nursery grown.

10. Buffer on sides and back side of houses that face another road.

When evaluating a permit, the code enforcement officer should ensure that a landscape buffer of at least ~~10~~ 5 feet from the adjoin property line is maintained whenever possible.

Discussion included the following:

Helen Kleiber and Jane Gore as representatives of the Garden Club will advise new owners of the native plants for the area.

Marcus Wells stated a training course will be available October 4th and allow

Don Rice suggested an approved list of trees be available to assist citizens which trees to plant. He also inquired about tree removal for insurance purposes and the density of trees.

City Manager Lapeyrouse stated property lines are an issue.

Paul Wheeler suggested applying the same footprint & buffer 5' on each property line for 10' buffer.

Right of way for city streets is 50' total and not necessarily from the center.

Marcus Wells there will be an Arborist Training class for arborist and resident.

It was recommended removal in lieu of topping.

ADJOURNMENT

There being no further business to come before this committee, the meeting was adjourned at 10:30 a.m.

Respectfully submitted:

Ella Fast, City Clerk