

20.20.520 Landscape development.

F. Site Landscaping.

2. Planting Requirements for Specific Uses. Notwithstanding the provisions of paragraph F.1 of this section, the uses listed in this paragraph require specific landscaping as follows:

a. Subject to paragraph F.6 of this section, the following uses require 15 feet of Type I landscaping on all sides when located above ground and not housed within a building or accessory to another use; and if located outside of a public right-of-way:

- i. Electrical utility facility, provided transmission lines are excluded from the requirements of this section;
- ii. Sewage pumping station;
- iii. Water distribution facility.

Alternative landscaping may be approved by the Director of the Development Services Department if the requirements of subsection J of this section are met, and if visibility is essential to safety, security, or maintenance access.

b. Subject to paragraph F.6 of this section, the following uses require 10 feet of Type II landscaping along the street frontage, and 10 feet of Type III landscaping along interior property lines unless a more stringent requirement is specified in paragraph F.1 of this section:

- i. Church;
- ii. Commercial or public parking lot not serving a primary use;
- iii. Mobile home park;
- iv. Government service building;
- v. Community club;
- vi. Charitable or fraternal organization;
- vii. Hospital not located in the Medical Institution District;
- viii. Solid waste disposal facility.

Alternative landscaping may be approved by the Director of the Development Services Department if the requirements of subsection J of this section are met.

c. Subject to paragraph F.6 of this section, equipment and vehicle storage yards require 15 feet of Type I landscaping on all sides if in a Transition Area, or visible from a public right-of-way. Alternative landscaping may be approved by the Director of the Development Services Department if the requirements of subsection J of this section are met.

d. Subject to paragraph F.6 of this section, the perimeter landscaping requirements for schools are set forth in LUC 20.20.740. Alternative landscaping may be approved by the Director of the Development Services Department if the requirements of subsection J of this section are met.

3. Parking Area Landscaping. Parking areas require landscaping as follows in addition to any site perimeter landscaping required by paragraph F.1 or F.2 of this section:

- a. Type V landscaping is required within a parking area.

b. A curb or other physical separation is required around each landscape area to separate that area from the parking and circulation area.