

Sec. 21-93. General tree save requirements.

(a) Tree save areas shall be free of invasive plant species unless approved otherwise by the City. If an area proposed for tree save contains invasive plant species at the time of such proposal, such invasive plant species shall be removed prior to the issuance of final certificate of occupancy for commercial and multi-family properties or at final plat approval for subdivisions. Invasive plant species are considered removed if they are no longer living in the tree canopy. Subsequent property owners are required to maintain this condition for compliance with the chapter.

(b) Tree removal in a tree save area will require a permit from the City pursuant to section 21-63 of this chapter and may require mitigation. Invasive plant species and hazardous trees may be removed without City approval.

(c) Pursuant to the Tree Ordinance Guidelines, any alterations to the tree save area must be accomplished without mechanized equipment and made of organic, environmentally friendly materials, unless approved otherwise by the City.

(d) Any tree save area less than thirty (30) feet in width must have boundary and property lines delineated on site by a surveyor prior to the first submittal of plans.

(e) No structure will be allowed within ten (10) feet of the tree save area. A building restriction must be noted on the record plat in accordance with the Tree Ordinance Guidelines.

(f) Tree save areas may include Mecklenburg County Park and Recreation Greenways. Trail placement must be coordinated with the City so that the effective tree save area required is maintained.

(g) Tree save areas on commercial properties may include existing tree canopy which overhangs existing underground utility easements based upon adherence to the Tree Ordinance Guidelines and approval by the city.

(h) On commercial properties in cases where no other viable tree save areas exist and based upon adherence to the Tree Ordinance Guidelines and approval by the city, tree save areas may include the planting of small maturing trees in accordance with Duke Energy's, or its successor's, approved planting list and within twenty (20) feet of the centerline of power distribution easements that are accessible for maintenance by mechanical equipment.