

City of Port Orange Residential Landscape Requirements

(Chapter 13, Section 5.5 of the Port Orange Land Development Code)

Section 5.5: Landscaping for single- and two-family residences.

(a) Materials. Each single-family and two-family residence shall maintain the following minimum landscaping:

- (1) Mobile home lot. One shade tree per 2,500 square feet of lot area, and 12 shrubs. Where gravel or crushed stone is used as a finished ground cover, the number of required shrubs shall be 24.
- (2) A or RR single-family lot. Seventeen shade trees or one shade tree per 2,500 square feet of lot area, whichever is more, and 25 shrubs.
- (3) R-7SF single-family lot. Three shade trees or one shade tree per 2,500 square feet of lot area, whichever is more, and 12 shrubs.
- (4) R-8SF single-family lot. Four shade trees or one shade tree per 2,500 square feet of lot area, whichever is more, and 12 shrubs.
- (5) R-10SF single-family lot. Four shade trees or one shade tree per 2,500 square feet of lot area, whichever is more, and 12 shrubs.
- (6) R-20SF single-family lot. Eight shade trees or one shade tree per 2,500 square feet of lot area, whichever is more, and 20 shrubs.
- (7) R-2D two-family lot (per unit). Two shade trees or one shade tree per 2,500 square feet of lot area, whichever is more, and ten shrubs.
- (8) R-2D zero lot line. Four shade trees and ten shrubs.
- (9) PUD single-family or two-family (per unit). As required for the most similar zoning district described in paragraphs (1) through (8) of this subsection.

(b) Quality, size, species, and location of required trees and shrubs.

- (1) Quality and size. Shade trees shall be No. 1 Grade or better, shall have a minimum two-inch caliper, and shall be a minimum of ten feet high when planted. Replacement trees for single- and two-family lots subsequent to the issuance of a certificate of occupancy shall be a minimum of one-inch caliper, eight feet high.
- (2) Species. Approved tree and shrub species are listed in subsection 6(b) of this chapter.
- (3) Location. At least one-half of the required shade trees and three-quarters of the required shrubs shall be located in the front half of the property, unless the administrative official determines that the required trees and shrubs may be located elsewhere on the property due to the unique shape or characteristics of the lot.

(c) Crediting existing materials.

- (1) For purposes of developing lots as single-family and two-family residences, existing trees of approved species and shrubs, including preserved natural areas of palmetto and wax myrtle, shall be credited toward the requirements of this section. Existing palm trees, with clear trunks (CT) of at least eight feet above grade, shall be credited in accordance with paragraph 6(b)(1) of this chapter for up to one-half of the

total required trees. Large specimen trees may be credited for more than one required tree, based on canopy coverage.

(2) For purposes of tree removal on existing single-family and two-family residential lots, palm trees may be credited on a 2:1 basis as shade trees, or on a 1:1 basis as understory trees.

(d) Replacements required. Replacement trees and shrubs shall be required whenever the proposed removal will result in less trees and/or shrubs than indicated in the above schedule. Replacements shall be provided on a one-for-one basis.

(1) Substitution of species may be made so long as the total minimum number of trees is maintained, e.g., one shade tree to replace one shade tree, or two understory trees to replace one shade tree, or one shade tree to replace two understory trees, etc. A single understory tree shall not be substituted for a single shade tree.

(2) Lots which do not meet the above requirements on the effective date of this provision shall have legal nonconforming status with respect to landscaping. Replacements shall only be required to ensure that the extent of the nonconformity is in no way enhanced or enlarged by tree or vegetation removal activities.

(e) Repair of disturbed yard areas. All yard areas disturbed or damaged during any type of construction work shall be restored by being graded and planted with sod, except as follows:

(1) Planter areas. Planter areas directly under trees and shrubs may be left with clean soil. However, where the area is larger than the direct shrub coverage, or greater than four feet diameter around trees, such planter areas shall be covered with a minimum of two inches of natural mulch, gravel or similar materials.

(2) Edges of natural areas. The disturbed edges of natural areas shall be cleared of weeds, with sod or mulch installed back to the edge of natural materials.

(3) Garden areas. Areas actually separated and developed as a garden area are not required to be restored.

(4) Substitute finish ground covers. Decorative gravel, crushed stone, mulch and plantings used as substitute ground cover shall be of a kind which is commonly used for landscape purposes, and shall not include construction type, crushed stone or gravel, sawdust or other such materials. Decorative gravel, crushed stone, mulch and/or plantings may be substituted for sod as follows:

(a) Side and rear yard areas. Permissible where such material is not subject to erosion or where deep shade conditions preclude the use of common turf grasses.

(b) Front yard areas. Permissible where deep shade conditions preclude the use of common turf grasses. Also permissible for use as part of a Xeriscape / Florida Friendly landscape design, provided that no more than 25 percent of the front yard area is covered in exposed gravel, crushed stone or mulch.

(c) Mobile home lots. Permissible for all yard areas, including up to 100 percent of the front yard area covered with decorative gravel or crushed stone.