

## CITY OF BELTON

### COMMERCIAL LANDSCAPING / PLANTING LIST

#### a) Small Trees for Partial Screening

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|-----------------------------|-----------------------------|
| 1. Aristocrat Pear          | 11. Service Berry           |
| 2. American Hornbeam        | 12. Purple-leaf Plum        |
| 3. Eastern Redbud           | 13. American Holly          |
| 4. Flowering Dogwood        | 14. Golden Rain Tree        |
| 5. Washington Hawthorn      | 15. Quaking Aspen           |
| 6. Russian Olive            | 16. Carolina Silverbell     |
| 7. Sargent Flowering Cherry | 17. Magnolia, Nigre, Saucer |
| 8. Eastern Red Cedar        | 18. Sweet Bay               |
| 9. Sunburst Locust          |                             |
| 10. Bradford Pear           |                             |

#### b) Large Trees for Evergreen Screening

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|-------------------|-----------------------|
| 1. Douglas Fir    | 7. Austrian Pine      |
| 2. Shortleaf Pine | 8. Eastern White Pine |
| 3. Norway Spruce  | 9. Red Pine           |
| 4. Blue Spruce    | 10. White Pine        |
| 5. White Spruce   | 11. Bald Cypress      |
| 6. White Fir      |                       |

#### c) Large Trees for Shading

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|-----------------------------------|------------------------------------|
| 1. Green Ash (Marshal's Seedless) | 14. Bur Oak                        |
| 2. Hackberry                      | 15. Linden, Littleleaf, and silver |
| 3. Cucumbertree                   | 16. English Oak                    |
| 4. Shademaster Locust             | 17. Shingle Oak                    |
| 5. Norway Maple                   | 18. Black Locust                   |
| 6. Red Maple                      | 19. Pecan                          |
| 7. Ginko (male only)              | 20. Black Walnut                   |
| 8. Honeylocust, Thornless         | 21. American Sycamore              |
| 9. Redmond Linden (basswood)      | 22. Buisman's Elm                  |
| 10. London Plane-Tree             | 23. Golden Larch                   |
| 11. Sugar Maple                   | 24. Shademaster Locust             |
| 12. Red Oak                       | 25. Tulip Tree                     |
| 13. Northern Red Oak              |                                    |

#### d) Small Shrubs for Evergreen Screening

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|------------------------------|------------------------|
| 1. Glossy Abelia             | 11. Warty Barberry     |
| 2. Convexa Japanese Holly    | 12. India Hawthorn     |
| 3. Azaleas and Rhododendrons | 13. Japanese Yews      |
| 4. Littleleaf Japanese Holly | 14. Dwarf Horned Holly |
| 5. Wintergreen Barberry      | 15. Euonymous          |

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|----------------------------|----------------------------|
| 6. Dwarf Pfitzer           | 16. Dwarf Burning Bush     |
| 7. Dwarf Forsythia         | 17. Brown's Globe Yew      |
| 8. Ward's Dwarf Yew        | 18. Anthony Waterer Spirea |
| 9. Andorra Compact Juniper | 19. Inkberry               |
| 10. Mugho Pine             |                            |

e) Large Shrubs for Evergreen Screening

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|-----------------------|------------------------|
| 1. Hedge Bamboo       | 6. Japanese Privet     |
| 2. Thorny Elaengus    | 7. Fortune Tea Olive   |
| 3. Burford Holly      | 8. Red Photinia        |
| 4. Yaupon Holly       | 9. Laurel or Sweet Bay |
| 5. Lauetinus Viburnum |                        |

f) Assorted Shrubs for Broken Screens

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|-----------------------|-------------------------|
| 1. Japanese Barberry  | 7. Cropping Leucothoe   |
| 2. Fringtree          | 8. Winter Honeysuckle   |
| 3. Border Forsythia   | 9. Star Magnolia        |
| 4. Vernal Witch Hazel | 10. Northern Bayberry   |
| 5. Common Witch Hazel | 11. Judd Viburnum       |
| 6. Pfitzer Juniper    | 12. Doublefile Viburnum |

**Special Screening Requirements:**

- (1) Definitions. The following basic types are hereby established and are to be used as the basis for screening requirements as established for the uses herein described.
- (a) Berms. A berm screen constructed of earthen materials not to exceed a slope steeper than 3:1. A berm shall be designed that drainage from said slope shall be directed away from paved areas and sidewalks and shall be sodded and landscaped as necessary to provide soil stabilization. Additional plantings shall be added to provide an effective screen at least six feet (6') in height within three (3) growing seasons after installation.
- (b) Fence, open. An open weave or mesh type fence, constructed of wood or other approved material, shall be combined with plant materials to form an effective opaque screen not less than six feet (6') in height within three (3) growing seasons after initial installation.
- (c) Fence, solid. A solid fence screen shall be not less than six feet (6') in height and shall be constructed of wood, or other approved materials and shall form an effective opaque screen.
- (d) Planting screen. A planting screen shall consist of compact evergreen plants or other suitable plants. They shall be of a kind, or used in such a manner, so as to provide an effective screen at least six feet (6') in height within three (3) growing seasons after initial installation. A planting screen intended for parking lot screenings shall have a minimum height of three feet (3') within three (3) growing seasons.

(e) Walls. A wall screen shall consist of concrete, stone, brick, tile, or similar type of approved masonry material and shall form an effective opaque screen not less than six feet (6') in height. The wall of a building is encouraged to be used and may count towards the barrier required for screening.

(2) Special Screening Applications – Screening in accordance with the above defined types of screens shall be provided to a height of six feet (6') and a minimum fifty percent (50%) opacity for the following uses:

(a) Off-Street Parking Areas: Off-street parking areas and lots shall be screened with any type detailed.

(b) Off-Street Loading Areas: All off-street loading areas that abut or front on an R3 residential zoning district shall be permanently screened from view along the abutting property line(s). Loading areas for any use may not abut or front on an R1, or R2 District.

(c) Rubbish and Garbage Area: All rubbish and garbage areas for an industrial, commercial, office, and multi-family use shall conform.

(d) Outside Storage Area Visible from Major Streets or Lesser Zoning District: All outside storage areas permitted under the Performance Standards in any commercial or industrial district or permitted as a principal permitted use in any commercial or industrial district shall be permanently screened to a height of six feet (6') and one-hundred percent (100%) opacity with a masonry, wood, vinyl, or similar material fence as follows:

- (i) Along any side from which any angle of view from:
- (ii) Along any side which abuts a lesser zoning district (i.e. industrial to commercial to office and residential districts).
- (iii) Retail sales lots, such as auto sales, farm equipment sales, and other retail sales where the product being stored is for sale to the general public are exempted from the screening requirements as stated herein.
- (iv) Automobile repair shop outdoor storage areas shall conform to the screening and storage requirements as contained in the ordinance.

(e) Screening Requirements for Tow Lots and Salvage/Junk Yards: All tow lots and salvage/junk yards where allowed as a permitted or conditional use in the Industrial Districts shall be permanently screened from view on all sides by a solid fence of 100 percent (100%) opacity to a height not less than eight feet (8'). Said screening must not interfere with the required sight triangle.