



# Site Development Permit Plan Review Checklist

## - Park & Tree -

At a minimum, these are the requirements for a Site Development Plan (also referred to as a Specific Development Plan). Please also refer to additional specific checklists by site development plan review departments. Additional information may be required after staff review.

- \_\_\_ 1) Show calculation of green space percentage.
- \_\_\_ 2) Show calculation of Tree Quality Points (TQP) and Landscape Quality Points (LQP).
- \_\_\_ 3) Show calculation for TQP for planted trees.
- \_\_\_ 4) Show calculation for TQP for retained trees.
- \_\_\_ 5) Show calculation for LQP for planted landscape.
- \_\_\_ 6) Show calculation of TQP required for parking areas.
- \_\_\_ 7) Show calculation of TQP provided for parking areas.
- \_\_\_ 8) Show calculation of LQP required for parking areas.
- \_\_\_ 9) Show calculation of LQP provided for parking areas.
- \_\_\_ 10) Accurately locate and identify all retained trees and trees proposed for removal, as well as adjacent City trees on the plans.
- \_\_\_ 11) Diameter of all trees in inches (Diameter Breast Height) needs to be shown on the plan adjacent to each retained tree.
- \_\_\_ 12) Show the Tree Protection Zones for each retained tree within limits of construction as well as for all City trees in the ROW adjacent to construction sites or when Construction is to occur within the Tree Protection Zone. This must be depicted on demolition, erosion control, and landscape plans.
- \_\_\_ 13) All planted medium and large tree species need to be a minimum of 10 feet from underground utilities and structures. Small tree species require a minimum 5 foot separation. Show all existing and proposed utilities and proposed street lighting on the Landscape Plan.
- \_\_\_ 14) Show trees planted under overhead utility lines, and make sure that placement and species will not cause a future conflict between that tree's canopy and the overhead utility line
- \_\_\_ 15) Show proposed utility corridors passing through the required Tree Protection Zone for a retained tree. Underground utilities must be bored-no open trenching through critical root zones.
- \_\_\_ 16) Show a 10 foot Tree Easement to be established for trees in the front yard development setback area in new subdivision developments.
- \_\_\_ 17) Each large (canopy) tree species needs a minimum 400 square feet per tree of permeable land as its planting site.
- \_\_\_ 18) No more than 50% of trees shall be planted of the same species for sites over one acre.
- \_\_\_ 19) Provide a contingency planting plan for sites where 75% or more of TQP are from one or more saved trees.
- \_\_\_ 20) Canopy trees planted in parking areas need a minimum tree island dimension of 20 feet by 20 feet, or 16 feet wide if an extension of a minimum 10 foot wide landscape median. Pervious Parking adjacent to tree islands may count as part of required planting area.
- \_\_\_ 21) New arterial and collector streets must submit a plan showing new street trees planted at an average 75 feet on center along both sides of the street.
- \_\_\_ 22) Minimum tree and shrub sizes must meet requirements in Landscape and Tree Preservation Ordinance to count as TQP/LQP.
- \_\_\_ 23) Show a permanent water source within 100 feet of each tree or a Backflow Prevention Device for an automated irrigation system.
- \_\_\_ 24) For sites over one acre, the landscape plan must be prepared and stamped by a licensed Landscape Architect. Sites under an acre must be prepared by a registered or certified professional with competency in landscape design.
- \_\_\_ 25) Show the City of Savannah Tree Planting, Shrub Planting, and Tree Protection graphic details as well as the City of Savannah Park and Tree Department Planting Notes and the City of Savannah Park and Tree Department Tree Protection Notes.



- \_\_\_ 26) Landscape islands in parking area (no more than 12 parking spaces in a row without a landscape island).
- \_\_\_ 27) Include long term viability of proposed landscaping.

**Note: The purpose of this checklist is to assist the consultant in preparing a complete submittal package for the site development permit, and ultimately assist in faster permitting. It is not required to be submitted to the city.**

**For more information, contact the City of Savannah Park & Tree Department at (912)651-6610.**