
LANDSCAPING

Site Plan Review

City of Saint Paul

LANDSCAPE PLAN

A landscape architect or arborist must prepare the landscape plan. The plan must show:

New landscaping (Trees, shrubs, grass and other ground covers)

- The location of each new plant with the species and size labeled
- A planting list for the entire site summarizing the plant material used
- Planting details for planting trees and shrubs
- Areas to be seeded or sodded (Gravel or landscape rock does not, by itself, constitute landscaping.)

Existing vegetation

- All existing trees larger than 6" in diameter (identified by species and size)
- Any trees that will be removed
- Any trees that will be relocated. Show the existing and new location.
- Tree protection measures for trees in the area of construction that will be saved
- Any other significant existing vegetation

Other landscape elements

- Fences and walls
- Berms
- Lighting

TREES

Size

New shade trees must be a minimum of 2.5" in diameter at the time of planting. Evergreen trees must be at least 6' high. The roots of new trees must be balled and burlapped.

Species

A landscape architect can choose species that are suited for the conditions on your site.

Boulevard trees

Boulevard trees must be planted at the time of construction. The cost is the responsibility of the property owner or developer. The species of the trees is determined by the City Forester. A permit from the City Forester (651-266-6400) is required to plant or remove trees in the boulevard. There is no charge for this permit.

Preserving existing trees

Buildings, utilities and paved areas should be located to avoid affecting existing trees whenever possible. Trees should also be considered when designing the grading plan: raising or lowering the existing grade as little as 6" within the drip line of a tree can damage or kill it. Trees must be protected with an approved temporary tree protection fence at the drip line where grading or construction activities will be occurring near a significant existing tree. Specific requirements for saving and replacing trees apply to sites in the City's Tree Preservation District and on steep slopes. Refer to the City's Tree Preservation District webpage.

SHRUBS

Shrubs must be at least 18" tall when planted. The roots may be potted or balled and burlapped.

GRASS AND GROUNDCOVER

All areas of the site that are not otherwise landscaped or do not have existing vegetation must be covered with grass (sodded or seeded) or other groundcover.

SCREENING

Some land uses must be visually screened from adjacent property. These uses include:

- Off-street parking adjacent to residential areas
- Loading/delivery areas
- Outdoor storage
- Trash dumpsters

Visual screens may consist of a wall or fence, earth berm, plant materials or combination of these. The screen must be at least 80% opaque. Chain link fences with slats are not acceptable as visual screens.

LANDSCAPING FOR PARKING LOTS

Perimeter landscaping

Parking lots must be set back from the property line and this setback area must be landscaped. Where cars park so that the bumper faces a public sidewalk, a setback of at least 7' must be provided. In other cases, the setback must be at least 4'

The landscaped setback must include a visual screen where it faces a public street (except for parking lots in industrial areas). This screen can be either a masonry wall or a decorative fence (not chain link) at least 3.5' high. Decorative fences must be supplemented with a hedge that is at least 50% opaque to form a visual screen.

At least one shade tree must be planted every 30' in the perimeter landscaped area.

Interior landscaping

In addition to perimeter landscaping, parking lots with more than 20 spaces or 6,000 square feet of pavement must have interior landscaping or islands. The area of interior landscaping must equal at least 15% of the paved area of the parking lot and must include shade trees. Interior landscaping cannot substitute for perimeter landscaping, but may join perimeter landscaping as long as it extends at least 4 feet into the parking area from the perimeter landscape line. These examples show what can count as interior landscaping:

Trees

At least one shade tree must be planted for every five parking spaces.

Stormwater landscaping

When more parking spaces are provided than the minimum number required by the zoning code, 30 square feet of stormwater landscaping must be provided for every parking space above the minimum. This applies to surface parking lots larger than ¼ acre where the number of parking spaces provided exceeds the City's minimum requirement by more than 4 spaces. This does not apply not to parking ramps or underground parking structures.

Please call 651-266-9086 if you have any questions on landscaping.