

INTRODUCTION

Landscaping should be an integral part of all site plan developments. Trees, shrubs, and other landscape elements should be used to accentuate building design, create a sense of identity, reduce the amount of impervious surfaces, and provide scale. Applicants should carefully evaluate the physical characteristics of each site and their own maintenance abilities when making the final selection to ensure that the plantings will survive and achieve maturity in their selected location.

Landscaping Goals

- ☑ Incorporate appropriate plantings that are in scale with their surroundings.
- ☑ Separate roadways from commercial development by attractive landscape plantings
- ☑ Incorporate plantings in parking lots to add aesthetic value, reduce their scale, provide canopy shade, reduce radiant heat from the surface, reduce headlight glare, and add seasonal interest.
- ☑ Preserve mature trees and other significant landscape features which help define the character of the community.
- ☑ Provide screening for less attractive parts of a site or incompatible land uses.
- ☑ Help define areas where pedestrians are safely separated from the road.
- ☑ Reinforce wayfinding by emphasizing entrances and traffic patterns.
- ☑ Manage invasive species using best practices.

OBJECTIVES

New Hampton should be characterized by a wide variety of landscape materials that enhance the aesthetics of the Town, complement the architecture, reinforce circulation paths, highlight entrances, provide canopy shade, and add seasonal interest.

DESIGN GUIDELINES

Landscaping Plans should be prepared by a landscape architect, or other qualified professional familiar with local growing conditions. The plan should be accompanied by a simple narrative that describes the design intent, the plantings and other landscape features, maintenance, tree protection, and other relevant features of the plan.

Safety. The selection of plant materials should consider public health and safety. Plants to be avoided include those with poisonous fruits, large thorns, or invasive growth patterns. The ultimate form and height of plantings as they mature should be considered so they will not create unsafe conditions or block sight lines for pedestrians, bicyclists, or motorists.

Rocks. Large rocks should be used sparingly as landscape elements and only as accents in mass plantings. Rocks should not be used as a substitute for shrubs. Where used, they should be buried for at least half of their depth to provide a more pleasing look to the overall exterior landscape. Rocks placed in this manner will appear to be a natural part of whatever setting they are placed in.

Variety. Plant materials should exhibit some seasonal color and interesting texture to create a distinctive, yet low maintenance environment. Landscape plans should strike a balance between the use of a single species and excessive variety. A list of approved plantings is included on pages 8-10.

Minimum Plant Sizes. Plant materials should meet the following minimum sizes at planting:

Street Trees	2 1/2 inch caliper
Ornamental Trees	2 inch caliper
Evergreen Trees	5-7 foot height
Deciduous Shrubs	30 inch height
Evergreen Shrubs	18 inch height/spread
Perennials	2 year clumps
Ornamental Grasses	2 year clumps
Ground Covers	3 inch pots

The caliper measurement for trees is taken at a point 4 inches above grade level.

Irrigation. Attention should be given to ensuring adequate watering of plantings. If an irrigation system is installed it should be designed to prevent overflow or flooding onto walkways, roadways or parking lots.

Planting Design. Planting design should stress simplicity in form and limit the number of species. Plantings should be massed to soften edges, corners, and pavement areas, and to integrate the building into the landscape.

Invasive Plant Species. Plant species that are considered invasive or potentially invasive in New Hampshire are not to be used in the landscape. The Landscape Plan should indicate how existing invasive species present on the site will be dealt with, using Best Management Practices.

The following species are among those considered invasive in New Hampton:

Shrubs

Berberis thunbergii	Japanese Barberry
Elaeagnus angustifolia	Russian Olive
Elaeagnus umbellata	Autumn Olive
Euonymus alatus	Winged Euonymus
Ligustrum sp.	Privet
Lonicera japonica	Japanese Honeysuckle
Lonicera morrowii	Bush Honeysuckle
Lonicera tatarica	Tatarian Honeysuckle
Rhamnus cathartica	Common Buckthorn
Rhamnus frangula	Glossy Buckthorn
Rosa multiflora	Multiflora rose

Trees

Acer ginnala	Amur Maple
Acer platanoides	Norway Maple

Vines and Perennials

Celastrus orbiculata	Oriental Bittersweet
Fallopia japonica	Japanese Knotweed
Lythrum salicaria	Purple Loosestrife
Phragmites australis	Common Reed

Guarantee Period. All lawns and plant materials must be guaranteed by the landscape contractor for a period of not fewer than two years. The developer shall submit a copy of a guarantee and a contract with the landscape contractor, indicating the terms of the guarantee period.

Resources. The following sources are recommended for additional information on the planting and care of trees:

American Standard for Nursery Stock:

<http://www.anla.org/docs/About%20ANLA/Industry%20Resources/ANLAStandard2004.pdf>

Architectural Graphic Standards. Planting Details,
James Urban, ASLA. pp. 178-182. 1998.

Principles and Practice of Planting Trees and Shrubs.
International Society of Arboriculture. 1997.

Trees in the Urban Landscape. Site Assessment, Design, and Installation.
Peter J. Trowbridge and Nina L. Bassuk. John Wiley & Sons. 2004.

TREE PROTECTION OBJECTIVES

Mature trees along New Hampton's roads are an important element of community character. They provide significant wildlife habitat, year-round visual interest, and comfort to pedestrians. Where practical, existing mature and specimen trees should be preserved during development. Preserving large existing trees within the planter strip will decrease the number of new trees required.

DESIGN GUIDELINES

Existing Trees/Plants. The preservation of existing or unique trees or other significant plantings must be considered during the initial site inventory and development of the sketch plan. The landscape plan should illustrate which vegetation will be preserved and what protection measures will be taken during construction. Transplanting and reusing trees and other plantings is strongly encouraged.

Tree Protection. The landscape plan should show how existing trees will be protected during construction. As a general rule, no construction activity should be allowed within the drip line (outer edge of tree canopy) during construction. This includes grading, compaction, utility installation, stockpiling of construction material, or movement of vehicles.

Temporary Measures. Barricades in the form of snow fencing or similar materials should be installed during construction to protect trees and their root zones. The radius of the protection fencing in feet should be at least the diameter of the tree in inches (i.e., a 12-inch diameter tree would require a fence with a radius of 12 feet.)

Professional Assistance. In the case of specimen or unusually large trees, the Planning Board may require a report from a licensed arborist that describes the procedures that will be used to protect the tree during and following construction.

Tree Walls/Wells. Where grading is required near trees to be preserved, properly designed tree wells or walls may be used to ensure the long-term health of the tree. Such structural systems should be designed by a landscape architect or other qualified professional.

Grade Changes. Tree roots are at or near the surface. Grading within the drip line in excess of a few inches should be avoided since it may cause irreparable damage to the root system and cause the tree to die.

PLANTER STRIPS OBJECTIVES

Commercial development must be separated from the adjacent roads by landscaped planter strips. These areas must be designed to screen parking areas, separate land uses, and visually unify New Hampton's commercial districts.

DESIGN GUIDELINES

Ground Covers. Appropriate groundcovers include turf grass, ornamental grasses, perennials, low-growing evergreens and flowering shrubs. Planting other than turf grass must be spaced close enough to achieve full coverage within 3 years after installation. Stone, bark mulch, or other similar inert material must not be used as a substitute for vegetated groundcover.

Mulch may be used directly under plantings to preserve soil moisture. However, it should not be used as the primary groundcover. Where used it should consist of dark, decomposed shredded bark, with no piece less than 4 inches in any dimension.

Plant Masses. Shrubs, perennials, annuals, and ornamental grasses used in planter strips should be installed in masses or 'drifts' that emphasize colors, forms, and textures. The use of excessive numbers of different species as well as individual specimens should be avoided.

Streetside Trees. The required trees within planter strips may be installed in a linear fashion or informal groupings. Linear plantings may be appropriate along roadways to create a boulevard effect, using large spreading deciduous trees to define the edge of the travelway, provide shade for pedestrians, and add scale to commercial corridors. Informal groupings may be appropriate in areas where existing vegetation has already established a particular rhythm and pattern to the streetscape.

Roadside Plantings. Trees must be planted a minimum of 5 feet from the edge of the roadway, driveways, and parking areas. Trees and other landscaping planted at intersections must preserve a clear area within a sight triangle as required in Chapter 16.32.540.

Parking Lots must be separated from the street by plantings, earth berms, walls, and/or other landscape elements to minimize headlight glare and the view of vehicles, while still allowing the public to see the building.

PARKING LOT LANDSCAPING OBJECTIVES

Landscaping in parking lots can be used to improve its appearance, reduce the scale and amount of paved areas, define edges, provide shade, reduce headlight glare, and add seasonal interest.

DESIGN GUIDELINES

Trees in Parking Lots. Parking lots with 10 or more spaces must have at least one tree per eight spaces, planted in or within five feet of the lot.

At least 10% of the interior area of any parking lot with 25 or more spaces must be landscaped (Chapter 16.32.560.C). Larger and more visible parking lots should have more intensive landscape treatments.

Undesirable Plant Materials. High-maintenance trees that may damage automobiles with dripping sap, messy fruit, or hard seeds should not be used in or around parking lots.

Location of Trees. Trees in parking lots should be planted in informal groups, straight rows, or irregular groupings as space permits, or concentrated in certain areas. Trees should be planted a minimum of five feet from the end of parking lot islands.

Safety. Trees in parking lots or those that abut walkways should be pruned to at least eight feet above the paved surface to avoid becoming an obstacle. Shrubs and ornamental plantings in parking lot islands should not exceed 3 feet in height to avoid blocking visibility.

Parking Stall Separation. Landscaped areas that separate rows of parking stalls should be a minimum of nine feet in width.

Snow Storage. Landscape materials surrounding parking lots and in islands should be able to tolerate large quantities of snow stored during winter months. Delicate plant material should not be used in areas where they are likely to be damaged by snow.

TREE SELECTION & PLANTINGS OBJECTIVES

Trees are used throughout New Hampton – planted within the right of way, near buildings, and in parking lots. Trees should be sited to achieve full maturity and display their natural form. Planting plans should emphasize large shade trees within or near the right-of-ways in order to create a more unified streetscape.

DESIGN GUIDELINES

Suitability. Trees should be resistant to insect infestation, drought, disease, roadside salt, and auto emissions. All plant material must be suitable to New Hampton's growing conditions. A list of street trees for New Hampton is included in the **Approved Plant Materials List**, pp. 13 and 14.

Coordination with Architecture. Trees should be carefully selected and located to complement the building elevation without blocking storefronts, signs, or lighting.

Planting Locations. Trees should be planted in locations where their root development and branching patterns will not interfere with window displays, signage, underground or overhead utilities, streets, and sidewalks.

Pedestrian Movement. The lower branches of trees planted near pathways and sidewalks should be at least eight feet above the pavement to minimize interference with pedestrian movement throughout the year.

SHRUBS & ORNAMENTAL PLANTINGS OBJECTIVES

A variety of shrubs and ornamental plantings should be used throughout the community to add seasonal color, provide visual interest, help define spaces, screen undesirable elements, and emphasize circulation routes.

DESIGN GUIDELINES

Variety in Plantings. The use of flowering shrubs, evergreen shrubs, perennials, annuals, vines, ornamental grasses, and other plant material is highly recommended, in addition to street trees, evergreen trees, and ornamental trees. A list of plantings suitable for New Hampton is provided at the end of this chapter. See **Approved Plant Materials List**, pp. 13 and 14.

Selection. The selection of plantings should consider ultimate height and spread, maintenance, pest and disease tolerance and their nuisance potential (severe thorns, excessive leaf litter, etc.).

Foundation & Wall Plantings. Planting beds are recommended along exposed building edges, foundations and uninterrupted walls. Plantings should be installed a minimum of 18 inches from the wall to allow proper root zone development. Plantings should provide either a formal pattern or a naturalistic blend of heights, colors, and textures for visual relief.

Accent Plantings. The installation of special planting beds is encouraged in appropriate areas for visual accents in the landscape. These may include daylily beds, butterfly gardens, bog gardens, fragrant gardens, shade gardens, yellow foliage gardens, early blooming gardens, texture gardens, etc.