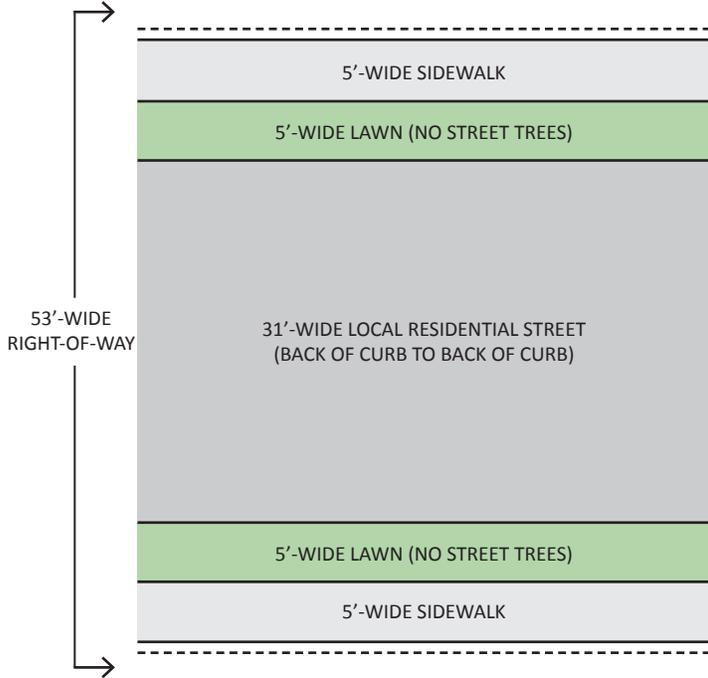


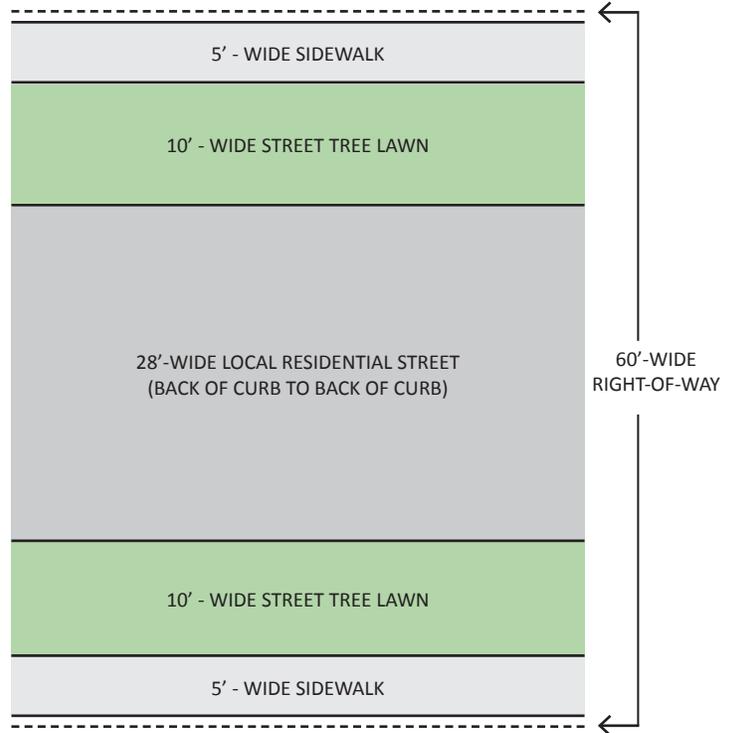
STREET TREE EXHIBIT

**Developers had the option of which cross-section to build; however, in most instances, developers opted to construct the narrower right-of-way without street trees in the r/w (street trees are then placed in front yard of adjacent lot).*

PREVIOUS CROSS-SECTION WITHOUT STREET TREES IN R/W

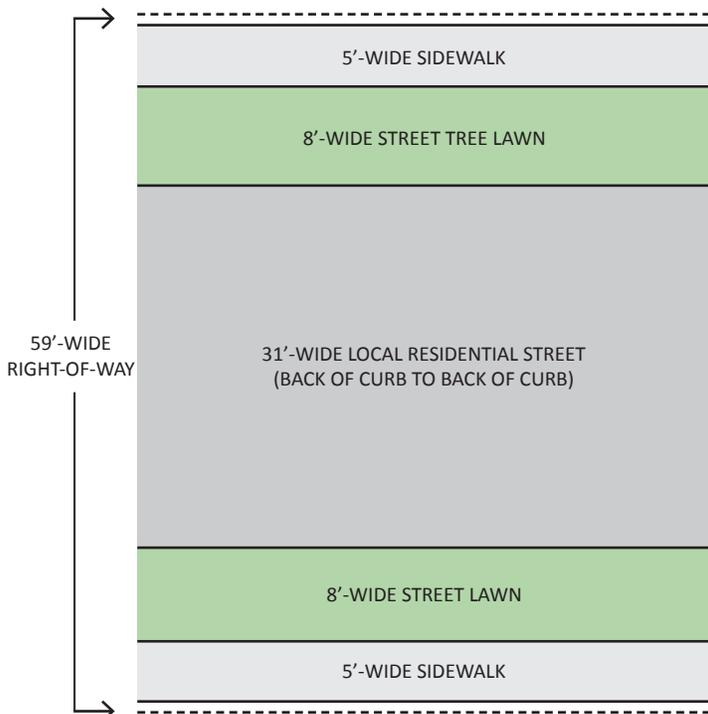


PREVIOUS CROSS-SECTION WITH STREET TREES IN R/W



CURRENT, REVISED CROSS-SECTION WITH STREET TREES IN R/W

**The revised cross-section is intended to balance the City's desire to locate street trees between the curb and sidewalk while accommodating the need to minimize the r/w width and impact on the front yard setback and size of abutting lots.*



EXAMPLE IMPACT ON LOT (TYPICAL SF2 LOT)

The proposed amendment accommodates the increased right-of-way width by allowing the existing required front yard building setback line to be maintained, and allowing the required lot size to be proportionately decreased.

