



City of Davis
Temporary Committee - Parking Lot Shade 2x2 Minutes
Natural Resources and Tree Commissions
Wednesday July 1, 2021
5:00 P.M.

Commissioners Present: Natural Resources Commission - John Johnston, Richard McCann, Michelle Byars, Alternate
Tree Commission John Reuter, Larry Guenther, Alternate

Commissioners Absent: Tracy DeWit

Assigned Staff Rob Cain, Urban Forest Manager
Kerry Loux, Sustainability Coordinator

Approval of Agenda:

Motion to approve the agenda was made by Guenther and seconded by McCann

Approved 4-0, unanimous vote

Approval of Minutes:

Motion to approve the May 26, 2021 and June 9, 2021 minutes was made by Guenther and seconded by McCann with edits to the May 26, 2021 minutes submitted by Commissioner Johnston

Approved: 4-0, unanimous vote

Discussion Item

A. Discussion of Possible Recommendations to the Tree Ordinance

1. Public Parking Lot Shade Presentation

Community member Alan Hirsch gave a presentation on shading parking lots. The presentation focused on

- Optimizing photovoltaic panels and trees with focus on the costs and benefits of having trees versus solar panels
- Requiring suspended pavement and uncompacted soils for trees to grow in
- Location of solar panels and trees so they create the best benefits
- Capturing storm water to favor trees and fill aquifers
- Recommend adding shade codes for human spaces
- Current shade calculations overstate shade coverage
- Require maintenance compliance for better tree health



- Retrofit lots that are out of compliance with the 1977 ordinance
- Add transparency and better enforcement mechanisms for monitoring and infractions
- Use the Health and Safety Code to get landscape plans released to the general public

Discussion from the public presentation focused on the following:

- Solar panels and tree coexisting in parking lots
- Using the existing tools of enforcement for compliance with code
- Releasing mechanism for the landscape plans which are copyrighted and not available for distribution by the City to the general public
- What items should be put into the ordinance document and items to be put into the supporting guidelines and specifications
- Robust design approval process for projects with recommendations for putting trees in the people spaces and solar panels in the car/mechanical spaces

2. Parking Lot Shade Guidelines Presentation

Urban Forest Manager Rob Cain gave a presentation on the current parking lot shade guidelines with an overview of past, current, and future status of the guidelines. The presentation discussed the following:

- Parking lot Shade ordinance history from adoption in 1977
- Current status of the guidelines and revision efforts underway by the Tree Commission
- Future goals for the parking lot shade guidelines and revisions to enhance tree growing conditions, inclusion of solar panels for shading and adding storm water features to improve water availability to trees
- Overview of current shade calculations and parking island design
- Overview of under pavement treatments to help improve soil conditions for improved tree health and vigor
- Shared focused recommendations of shade coverage amount and type, Tree planting and management specifications, undisturbed root zone specifications, and storm water inception and usage

Discussion from the parking lot shade guidelines focused on the following:

- Further discussion on what information should be included in the ordinance revision and what should be included in the guideline document
- Questions arose about how detailed the subcommittee needs to be for recommendations. Staff answered that the subcommittee can be more broad topic for recommendations
- Form base code that could be developed and incorporated as landscape “form” specifications



- A question was asked about who drafted the current guidelines. Staff informed the committee that the Tree Commission drafted and began the update for the ordinance revision

3. Next Steps

i. Work Plan Review

The draft work plan for recommendation development was discussed and focused on the following:

- Broad questions on work plan and four main areas for discussion per the subcommittee charge form City Council
- Creation of a guiding template for the areas of discussion to keep discussion focused
- Areas of discussion are tree selection and installation standards, tree care, parking lot design standards, and alternative shade options
- Order of discussion areas and meeting schedule for each discussion area
- Subcommittee agreed to take the areas in order as presented in the draft plan as each area builds on the next discussion area

There was no discussion for items ii and iii.

Public Comment

Alan Hirsch made the following public comment:

The plan is a good start with easy things to build consensus but missing one thing is the alignment with enforcement and development process. Retrofits need to have a clear process and put trees upfront.

Public Comments

No general public comments were made at the meeting.

Meeting adjourned at 7:00 p.m., moved by Guenther, seconded by Reuter.

Next Meeting: Wednesday July 21, 2021