

## Title 17C Land Use Standards

### Chapter 17C.200 Landscaping and Screening

#### Section 17C.200.090 Completion and Bonding

- A. All required landscaping shall be in place before certificates of occupancy are issued. If a landscape plan was required per 17C.200.020, the design professional shall conduct an inspection to evaluate and assess that the landscaping conforms to the approved design. The City shall provide a form for documenting such an assessment.
  
- B. If, due to weather conditions, it is not feasible to install required landscape improvements, a temporary certificate of occupancy may be issued after a performance bond or other device acceptable to the City has been posted in the amount of one hundred twenty-five percent of the value of the required improvements, including labor and materials. Upon completion of the landscape improvements, the bond or device is released and a permanent certificate of occupancy issued; except a bond or device representing twenty-five percent of the value of the landscaping covering a period of two years shall be provided to assure the full establishment of the landscaped area as prescribed in subsection (B) of this section.
  
- ~~B.~~ C. A certificate of occupancy may be issued only after a performance bond or other device acceptable to the city has been posted in the amount of twenty-five percent of the value of the required landscaping. This bond or device shall be held for a period of two years to assure the full establishment of all plantings. After two years, if the plantings are fully established, the bond or device is released. If the plantings have not been fully established, the bond or device shall be held for one additional year, then released or used to re-establish the plantings, whichever is appropriate.