































































a. The landscape shall be maintained in a healthy condition with appropriate watering, pruning, weeding, fertilizing, and litter removal. This landscaped area shall be verified on a landscape plan submitted to the Department.

b. Trees shall be planted in locations that maintain the required lines of sight for safe pedestrian and vehicular movement to the satisfaction of Public Works.

c. Trees planted near buildings or fire lanes shall be placed in locations that do not adversely impact Fire Department operations or response times, to the satisfaction of the Fire Department.

**22.356.090 Modification of Development Standards.**

A. Modifications to any standards in this Chapter are subject to a Conditional Use Permit (Chapter 22.158) application unless otherwise specified, and shall be subject to additional findings:

1. The application of these standards would result in practical difficulties or unnecessary hardships inconsistent with the purpose of this CSD; or

2. There are exceptional circumstances or conditions that are uniquely applicable to the subject property or to the intended development of the subject property that do not apply to other properties within the area governed by this CSD.

Figure 22.356-A: PEARBLOSSOM CSD BOUNDARY

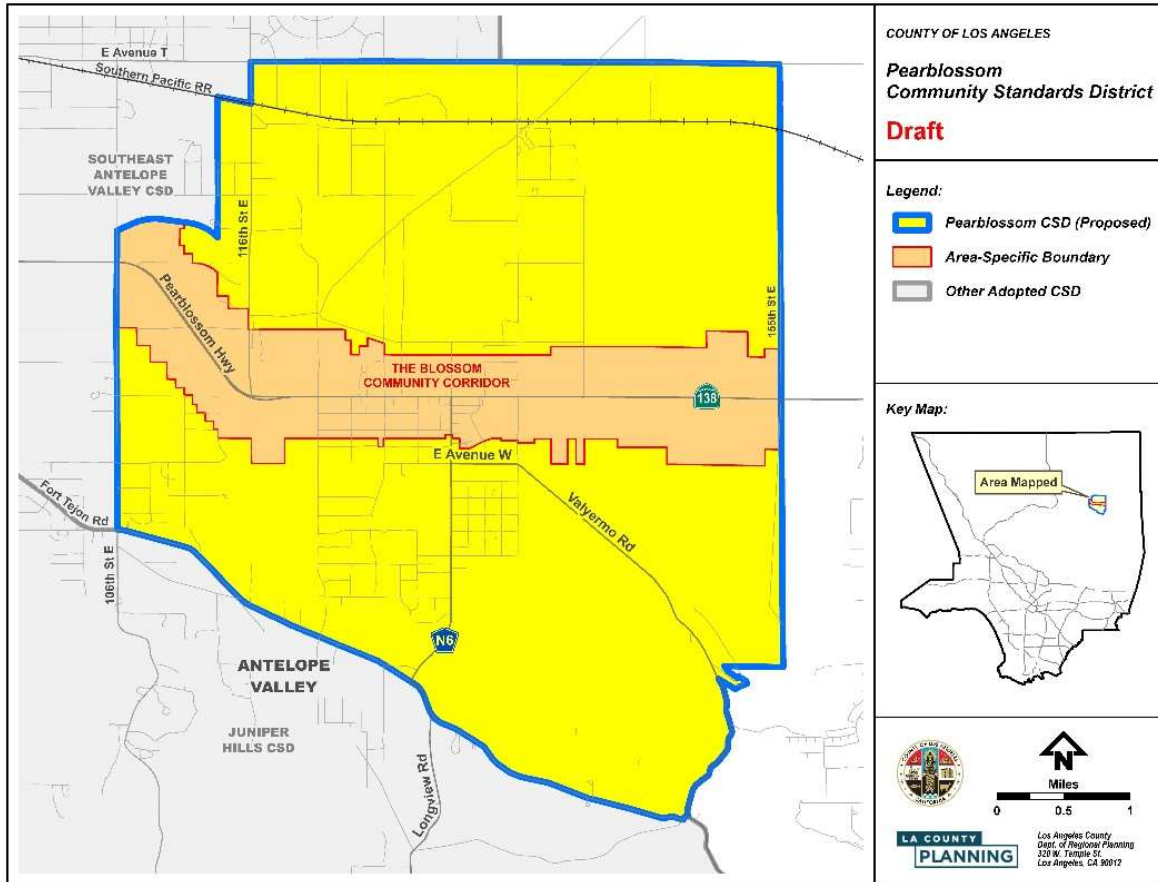


Figure 22.356-B: THE BLOSSOM COMMUNITY CORRIDOR

