



City of Easley
Department of Planning & Development
Planning Commission
December 15, 2025

Ordinance _____ | PLN-TXT-25-0002
Staff Report

AN ORDINANCE OF THE CITY OF EASLEY, SOUTH CAROLINA, AMENDING UNIFIED DEVELOPMENT ORDINANCE (UDO) APPENDIX 12.4: RECOMMENDED PLANT LIST TO ADD A DETAILED LIST FOR LARGE OR CANOPY TREES, MEDIUM OR UNDERSTORY TREES, AND SMALL TREES.

The Department of Planning and Development is requesting to make a modification to the Unified Development Ordinance (UDO) related to clarifying the recommended trees a property owner or developer should use if cutting down trees.

This proposed text amendment is consistent with the Comprehensive Plan because it supports the preservation and protection of natural resources. It also aligns with the intent of the UDO by offering greater clarity and consistency for property owners. In terms of public health, safety, and welfare, the amendment reduces ambiguity about which trees are permissible and encourages increased tree coverage within Easley.

Sincerely,

Corey Holycross
City Planner

APPENDIX 12.4 RECOMMENDED PLANT LIST

*Adaptable to Urban Conditions

I. LARGE OR CANOPY TREES		
	Common Name	Botanical Name
*	Ash, White	Fraxinus Americana, 'Georgia Gem'
	Basswood, American (Linden)	Tilia Americana
	Beech, American	Fagus Grandifolia
*	Blackgum (Tupelo)	Nyssa Sylvatica
	Coffee Tree, Kentucky	Gymnocladus Dioicus, 'Expresso', 'Stately Manor'
	Elm, American	Ulmus Americana, 'Princeton', 'New Harmony', 'Valley Forge'
*	Elm, Chinese	Ulmus Parvifolia, 'Allee', 'Bosque'
*	Elm, Winged	Ulma Alata
*	Ginkgo (Male)	Ginkgo Biloba
	Hackberry, Sugar	Celtis Laevigata
*	Magnolia, Southern	Magnolia Grandiflora, 'Bracken Brown Beauty', 'Little Gem', 'Claudia Wannamaker'
*	Maple, Red	Acer Rubrum, 'October Glory', 'Red Sunset', 'Autumn Flame'
*	Maple, Southern Sugar	Acer Barbatum
	Maple, Sugar	Acer Saccharum, 'Green Mountain', 'Legacy', 'Autumn Blaze'
	Oak, Laurel	Quercus Hemisphaerica, 'Darlington'
	Oak, Nuttall	Quercus Nuttalli
	Oak, Pin	Quercus Palustris
	Oak, Shumard	Quercus Shumardii
	Oak, Water	Quercus Nigra
	Oak, Willow	Quercus Phellos
	Pine, Virginia	Pinus Virginiana
	Planetree, London	Platanus Acerifolia, 'Bloodgood', 'Columgia', 'Liberty', 'Yarwood'
	Poplar, Yellow (Tulip)	Liriodendron Tulipifera
	Redwood, Dawn	Metasequoia Glyptostrodoides
	Yellowwood, American	Cladrastis Kentukea
	Zelkova, Japanese	Zelkova Serrata, 'Green Vase'
II. MEDIUM OR UNDERSTORY TREES		
	Common Names	Botanical Names
	Birch, River 'Heritage'	Betula Nigra 'Heritage', 'Dura-Heat'
	Cedar, Deodora	Cedrus Deodora
	Cedar, Japanese	Cryptomeria Japonica
	Cedar, Eastern Red	Juniperus Virginiana
	Cherry, Autumnalis	Prunus Subhirtella 'Autumnalis'
	Cherry, Yoshino	Prunus X Yeodoensis
	Crape Myrtle	Lagerstroemia Indica
	Cypress, Leyland	Cupressocyparis Leylandii
	Dogwood, Kousa	Cornus Kousa
	Flame Tree, Chinese	Keolreuteria Bipinnata
	Golden Rain Tree	Koelreuteria Paniculata, 'September'

	Holly, American	Ilex Opaca
	Holly, Variety	Ilex Species Ilex X Attenuata, 'Foster', Ilex X Attenuata, 'Savannah'
	Holly, Yaupon	Ilex Vomitoria
	Honey Locust	Gleditsia Triacanthos, Var. Inermis
	Hophorn Beam, American	Ostrya Virginiana
	Hornbeam, European	Carpinus Betulus
	Hornbeam, American (Ironwood, Blue Beech)	Carpinus Caoliniana
	Katsuratree	Cercidiphyllum Japonicum
	Magnolia, Sweet Bay	Magnolia Virginiana
	Magnolia, Hedge	Acer Campestre, 'Queen Elizabeth'
	Pistache, Chinese	Pistacia Chinensis
	Redbud, Eastern	Cercis Canadensis 'Forest Pansy', 'Oklahoma', 'Texas White'
	Sourwood	Oxydendrum Arboreum

III. SMALL TREES

	Common Name	Botanical Name
	Fringe Tree (Grancy Brey Beard)	Chionanatus Virginicus
	Maple, Amur	Acer Ginnala
	Maple, Japanese	Acer Palmatum
	Maple, Trident	Acer Buergeranum
	Serviceberry, Downy	Amelanchier Arborea