Sec. 50-71. Definitions.

The following words, terms and phrases, when used in this article, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning. Words not defined in this section shall be construed to have the meaning given by common and ordinary use as defined by Webster’s New World Dictionary, Second College Edition.

Agricultural use means the use of land in horticulture, floriculture, viticulture, forestry, dairy, livestock, poultry, beekeeping, pisciculture and all forms of farm products and farm production.

Caliper means the minimum trunk diameter of a replacement tree as measured at a predetermined point of measurement. Trunk diameter for trees up to four inches is to be measured six inches above the soil line. All trees over four inches in diameter will be measured 12 inches above the soil line.

Clearing means the removal of any trees from the land, but shall not include mowing or grubbing.

Deteriorated means degenerated or damaged to the point where the death of the tree is imminent or to the point where the tree poses a significant hazard.

Developer means any person undertaking any development.

Development means any significant manmade change, as determined by the local government, to improved or unimproved real estate, including but not limited to buildings or other structures, mining, dredging, filling, grading, paving, excavating, permanent storage of materials, or the dividing of land into two or more parcels. Development includes but is not limited to the following:

1. A reconstruction, alteration of the size, or structural change in the external appearance of a structure on land.
2. A change in the intensity of use of land, such as an increase in the number of dwelling units in a structure or on land; or a material increase in the number of businesses, manufacturing establishments, offices or dwelling units on the land as may be determined by the local government.
3. Alteration of a shore or bank of a seacoast, river, stream, lake, pond or canal, or stormwater management facilities, including any coastal construction as defined in F.S. § 161.021.
4. Mining or excavation on a parcel of land.
5. Demolition or removal of a structure.
7. Deposit of refuse, solid or liquid waste, or fill on a parcel of land.

Diameter at breast height (DBH) means the trunk diameter of a tree measured 4½ feet above the average ground level at the base of the tree. However, if the tree forks 4½ feet above ground level, it is measured below the swell resulting from the double stem. Stems that fork below 4½ feet above ground level should be considered separate trees.

Historic tree means any Live Oak (Quercus virginiana) or Bald Cypress (Taxodium distichum) 36 inches DBH or greater or any other tree which is 36 inches DBH or greater and is determined by the local governing body to be of such unique and intrinsic value to the general public because of its size, age, historic association, or ecological value as to justify this classification. Any tree in this county selected...
and duly designated a Florida State Champion, United States Champion or a World Champion by the
American Forestry Association shall likewise be within this definition.

Local government means any municipality in the county, and the county.

Lot means an area of land which abuts a street and which either complies with or is exempt from
the county subdivision regulations, or a municipality’s subdivision regulations, and is sufficient in size to
meet the minimum area and width requirements for its zoning classification as established in article VII
of Ordinance No. 80-8, as amended (the zoning ordinance, appendix B to this Code), or a subdivision or
any other tract or parcel of land, including the airspace above or contiguous thereto, intended as a unit
for transfer of ownership or for development or both. The word “lot” includes the word “plot,” “tract” or
“parcel.”

Multifamily/commercial lot means a parcel of land duly subdivided which is zoned by the local
government as other than a residential lot as defined in this section.

Municipality means a duly incorporated municipality in the county.

Person means any individual, firm, association, organization, whether social, fraternal of business,
partnership, joint venture, trust company, corporation, receiver, syndicate, business trust, or other
group or combination acting as a unit, including any government.

Residential lot means a parcel of land duly subdivided and zoned for single-family or two-family use
by the local government.

Site development plan means the plan as may be required by the local government which shows all
site conditions, all proposed site improvements, and the means by which the developer will conform
with the requirements of divisions 4 and 5 of this article.

Specimen tree. The following species of trees with the minimum specified diameter at breast height are
determined to be specimen trees in the county:

<table>
<thead>
<tr>
<th>Common Name</th>
<th>Botanical Name</th>
<th>DBH</th>
</tr>
</thead>
<tbody>
<tr>
<td>Turkey Oak</td>
<td>(Quercus leavis)</td>
<td>12 inches and larger</td>
</tr>
<tr>
<td>Other Oak species</td>
<td>(Quercus spp.)</td>
<td>18 inches and larger</td>
</tr>
<tr>
<td>Maple</td>
<td>(Acer spp.)</td>
<td>18 inches and larger</td>
</tr>
<tr>
<td>Sweet Gum</td>
<td>(Liquidambar styraciflua)</td>
<td>18 inches and larger</td>
</tr>
<tr>
<td>Hickory</td>
<td>(Carya spp.)</td>
<td>18 inches and larger</td>
</tr>
<tr>
<td>Elm</td>
<td>(Ulmus spp.)</td>
<td>18 inches and larger</td>
</tr>
<tr>
<td>Loblolly Bay</td>
<td>(Gordonia lasianthus)</td>
<td>12 inches and larger</td>
</tr>
<tr>
<td>Sweet Bay</td>
<td>(Magnolia virginiana)</td>
<td>12 inches and larger</td>
</tr>
<tr>
<td>Red Bay</td>
<td>(Persea borbonia)</td>
<td>12 inches and larger</td>
</tr>
<tr>
<td>Swamp Bay</td>
<td>(Persea palustris)</td>
<td>12 inches and larger</td>
</tr>
<tr>
<td>Sycamore</td>
<td>(Platanus occidentalis)</td>
<td>18 inches and larger</td>
</tr>
<tr>
<td>Magnolia</td>
<td>(Magnolia grandiflora)</td>
<td>12 inches and larger</td>
</tr>
<tr>
<td>Bald Cypress</td>
<td>(Taxodium distichum)</td>
<td>18 inches and larger</td>
</tr>
<tr>
<td>Red Cedar</td>
<td>(Juniper up siliccola)</td>
<td>12 inches and larger</td>
</tr>
</tbody>
</table>
Subdivision means the division of a parcel or tract of land, whether improved or unimproved, into two or more lots or parcels of land for the purpose, whether immediate or future, of any kind of transfer of ownership or right to possession, or for any building development, including a condominium in which there is or is intended to be: (1) any division of any parcel or tract into units; or (2) any division of the airspace into units above or contiguous to any parcel or tract held in common, undivided ownership. If the establishment of a new street is involved, this term shall mean any division of any parcel or tract of land. The term "subdivision" includes a resubdivision and replatting and, when appropriate to the context, shall relate to the process of subdividing or to the land subdivided or any definitions employed by a municipality for the term "subdivision" used in its land use regulations.

Tree means any woody, self-supporting plant characterized by having a single trunk of at least six inches DBH or multistem trunk system with well-developed crown at least 15 feet high as measured from its base, with the exception of those exempted trees listed in subsection 50-169(a)(6).

Tree survey means a drawing prepared to a scale as may be determined by the local government, which provides the location, DBH and common name of specimen trees located on a given parcel of land intended for development. Said drawing shall show any improvement, structures or buildings proposed on the development. The tree survey need not encompass contiguous property of the applicant which is not to be included within the actual limits of the area subject to development consideration.