

TO: CHAIRMAN AND MEMBERS OF THE PLANNING COMMISSION  
FROM: RON WHISENAND, COMMUNITY DEVELOPMENT DIRECTOR  
SUBJECT: ENVIRONMENTAL IMPACT REPORT: OAK PARK REDEVELOPMENT  
DATE: APRIL 14, 2010

Needs: To accept public testimony on a Draft Environmental Impact Report (EIR) for the proposed Redevelopment of Oak Park Public Housing.

- Facts:
1. The Housing Authority of the City of Paso Robles proposes to redevelop Oak Park Public Housing to replace the existing Oak Park Public Housing complex with a new affordable housing project. This project will include demolition of the existing 148 rental units, construction of about 302 new rental housing units, and development of a new park, which will include a soccer field, basketball court, playground, and a community center. Attached is a site plan for the project.
  2. All new units will be affordable to lower income households (those earning 80% or less of the County Median Income).
  3. The project is proposed to be built in two phases to minimize the number of households that would need to be relocated during construction of the new housing units.
  4. The Housing Authority has filed an application for a development plan for the project. A tentative schedule of hearing dates for this application would be May 11 for the Planning Commission and June 1 for the City Council.
  5. The site is located within the Uptown/Town Centre Specific Plan area. At its meeting of February 16, 2010, the City Council authorized the processing of the development plan and consideration of the EIR in advance of adoption of the Uptown/Town Centre Specific Plan.
  6. There are no "responsible" or "trustee" agencies, as defined by the California Environmental Quality Act (CEQA), which would have permitting authority over the project. Consequently, the EIR will have a 30 day public review period (as opposed to a 45 day review period had there been such agencies). The public review period commenced on Friday, March 19 and will conclude on Monday, April 26.
  7. Notices of Availability of the Draft EIR were published in the *Tribune* on March 19 (copy attached), posted on bulletin boards at City Hall and at the Housing Authority Office, mailed to all owners of property within 300 feet of Oak Park, and were distributed to all residents of Oak Park. With the exception of the notices published in the *Tribune* and posted at City Hall, notices were printed in both English and Spanish. (Housing Authority staff provided the Spanish translation.)
  8. As noted in the Notice of Availability, copies of the EIR were placed in the City Library and on the City's web site. Copies were also distributed to City Council, Planning Commission, and the Housing Authority.

9. The purpose of the April 14 Planning Commission meeting is solely to offer an opportunity for the public to make oral comments on the Draft EIR during the 30 day comment period. On April 14, the Planning Commission will not be taking action on the Draft EIR or on the development plan. When the development plan is presented to the Commission (tentatively on May 11), the Commission will be presented with a Final EIR, which consists of the Draft EIR plus responses to all oral and written comments. At that time, the Commission will be asked to make a recommendation to the City Council to either find that the Final EIR may be certified as being complete or needs additional work.
10. The Housing Authority has informed the City that it plans to apply to the California Tax Credit Allocation Committee for an allocation of Federal Tax Credits to help finance the project. The deadline for submitting applications for 2010 allocations is July 7, 2010. Approval of a development plan, and its associated environmental document, is a requirement for submittal of such an application.

Analysis and  
Conclusion:

The Draft EIR identifies only one impact that is significant and which cannot be mitigated to a point of non-significance. Oak Park is considered to be a local historically significant resource (Oak Park Garden Apartment District), and demolition of the existing buildings will cause a significant unmitigable impact to that resource. CEQA, therefore, requires preparation of an EIR and adoption of a Statement of Overriding Considerations if the project is to be approved. The EIR notes that the state of repair of the existing buildings was evaluated in 2005 and the costs of rehabilitating the existing structures were estimated at over \$9.7 million. Renovation of existing structures would not achieve the project objective of providing additional low-income housing, and the associated costs make such mitigation infeasible.

The Draft EIR notes that there are three impacts that are potentially significant, but which can be reduced to a point of non-significance if standard mitigation measures are incorporated into the project. Those impacts are:

- Cultural/paleontological resources: The geologic substrata is favorable to such resources (as it is throughout the West Side of the City). Testing for the existence of such resources is not feasible without demolishing buildings and grading the site. There is a standard condition to halt construction activities and evaluate any resources that may be discovered during grading that will be applied to the development plan.
- Hazardous materials: The existing buildings contain asbestos and lead-based paint, which will have to be removed and disposed of in accordance with federal and state regulations.
- Noise: The site is impacted with noise exceeding 65 dBA L<sub>DN</sub> from the adjacent railroad. A proposed 8 foot masonry sound wall along the east property line will mitigate noise levels at first floors and in usable outdoor areas. Special construction techniques will need to be used to mitigate noise levels to second floors of buildings located within 140 feet of the centerline of the railroad.

The development plan proposes to remove 10 oak trees and replace them on site in accordance with the City's Oak Tree Preservation Ordinance. The Arborist's Report submitted with the development plan application notes that all of the 49 oak trees on site were planted with the original development of Oak Park in 1941. The report also notes that 4 of the 10 trees proposed for removal are in ill health. A copy of the Arborist's Report is attached. A preliminary landscaping plan submitted with the development plan application shows the locations of the trees to be removed and the replacement trees.

Draft EIR considers impacts to biological resources, including those to oak trees, to be non-significant. It acknowledges that the project proposes to remove and replace oak trees per the City's Oak Tree Preservation Ordinance.

Since the City, most notably in its General Plan and Municipal Code, places such a high value on its oak trees as a biological resource, it would appear to be preferable to have the Final EIR consider the removal of oaks as being a significant, but mitigable impact by complying with the City's Oak Tree Preservation Ordinance.

Policy

Reference: California Environmental Quality Act

Fiscal Impact: None. The Costs of preparation of the EIR will be borne by the Housing Authority.

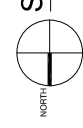
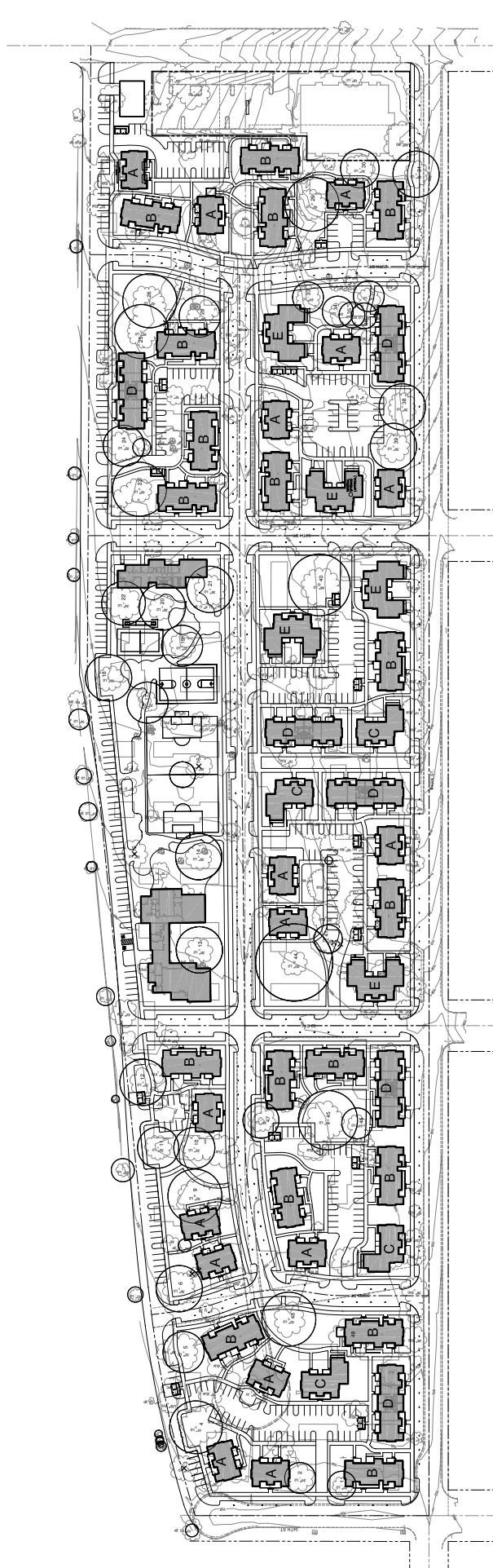
- Options:
- a. Direct that the Final EIR consider impacts to Oak Trees as being significant, but mitigable, subject to complying with the City's Oak Tree Preservation Ordinance.
  - b. Amend, modify, or reject the foregoing option.

Prepared by: Ed Gallagher, City Planner

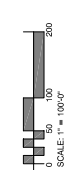
Attachments:

1. Site Plan of Proposed Oak Park Redevelopment Project
2. Mail and Newspaper Affidavits
3. Arborist's Report

EDIUPTOWN SPECIFIC PLAN/OAK PARK/PCR 041410



SITE PLAN



**AFFIDAVIT**  
**OF MAIL NOTICES**  
**PLANNING COMMISSION/CITY COUNCIL PROJECT NOTICING**

I, Ed Gallagher, employee of the City of El Paso de Robles, California, do hereby certify that the mail notices have been processed as required for Notice of Availability for Environmental Impact Report – Oak Park Redevelopment on this 19th day of March, 2010.

City of El Paso de Robles  
Community Development Department  
Planning Division

Signed:   
Ed Gallagher

forms\mailaffi.691



# CITY OF EL PASO DE ROBLES

*"The Pass of the Oaks"*

## Notice of Availability of Draft Environmental Impact Report

Notice is hereby given that the following Draft Environmental Impact Report (EIR) is available for public review and comment:

Project Title: Oak Park Affordable Housing Project

Project Location: Between 28<sup>th</sup> and 34<sup>th</sup> Streets and between Park Street and the railroad tracks, City of Paso Robles, County of San Luis Obispo

### Description of the Nature, Purpose, and Beneficiaries of the Project:

The City of Paso Robles Housing Authority is proposing to replace the existing Oak Park Public Housing complex with a new affordable housing project. Demolition of the existing 148 rental units in the Oak Park Public Housing complex and construction of approximately 300 new rental housing units is proposed. All new units will be affordable to lower income households (those earning 80% or less of the County Median Income). The project will include development of a new park, which will include a soccer field, basketball court, playground, and a community center. The project is proposed to be built in two or more phases to minimize the number of households that would need to be relocated during construction of the new housing units.

The City of Paso Robles is the Lead Agency for this EIR. Copies of the Draft EIR may be obtained at the following locations:

1. City of Paso Robles, Community Development Department, 1000 Spring Street, Paso Robles, CA 93446. Phone: (805) 237-3970; Fax (805) 237-3904; email: [planning@prcity.com](mailto:planning@prcity.com).
2. City's website: [www.prcity.com](http://www.prcity.com). A link to the Draft EIR will be placed on the Community Development Page. From the Home Page, select the "Government" tab; then select "Community Development" under "Departments" on the left side of the "Government" Page. The link will appear as a "Hot Topic" on the right side of the page.
3. One or more copies of the Draft EIR will be maintained at the Reference Desk, Paso Robles Public Library, 1000 Spring Street, Paso Robles, CA 93446.

The review period for this Draft EIR commences on March 26, 2010 and will end on April 25, 2010, at which time all written and oral comments must be received by the City.

A public meeting at which interested persons may make oral comments will be conducted on April 13, 2010 during a regular meeting of the Planning Commission. This meeting will be held in the Library Conference Center (City Council Chambers), Paso Robles Library/City Hall, 1000 Spring Street, Paso Robles, CA. The meeting will commence at 7:30 pm.

For more information on the Draft EIR, please contact: Ed Gallagher, City Planner, City of Paso Robles, 1000 Spring Street, Paso Robles, CA 93446. Phone: (805) 237-3970; Fax (805) 237-3904; email: [ed@prcity.com](mailto:ed@prcity.com).

PROOF OF PUBLICATION

LEGAL NEWSPAPER NOTICES

PLANNING COMMISSION/CITY COUNCIL  
PROJECT NOTICING

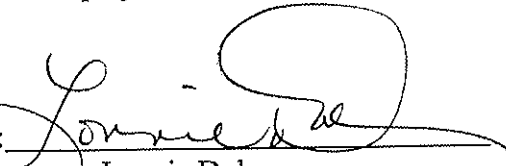
Newspaper: Tribune

Date of Publication: March 26, 2010

Hearing Date: April 13, 2010  
(Planning Commission)

Project: Notice of Availability of Draft Environment Impact Report – Oak (Oak Park Affordable Housing Project)

I, Lonnie Dolan, employee of the Community Development Department, Planning Division, of the City of El Paso de Robles, do hereby certify that this notice is a true copy of a published legal newspaper notice for the above named project.

Signed:   
Lonnie Dolan

forms\newsaffi.691

**Notice of Availability of Draft Environmental Impact Report**

Notice is hereby given that the following Draft Environmental Impact Report (EIR) is available for public review and comment:

**Project Title:** Oak Park Affordable Housing Project

**Project Location:** Between 28th and 34th Streets and between Park Street and the railroad tracks, City of Paso Robles, County of San Luis Obispo

**Description of the Nature, Purpose, and Beneficiaries of the Project:**

The City of Paso Robles Housing Authority is proposing to replace the existing Oak Park Public Housing complex with a new affordable housing project. Demolition of the existing 148 rental units in the Oak Park Public Housing complex and construction of approximately 300 new rental housing units is proposed. All new units will be affordable to lower income households (those earning 80% or less of the County Median Income). The project will include development of a new park, which will include a soccer field, basketball court, playground, and a community center. The project is proposed to be built in two or more phases to minimize the number of households that would need to be relocated during construction of the new housing units.

The City of Paso Robles is the Lead Agency for this EIR. Copies of the Draft EIR may be obtained at the following locations:

1. City of Paso Robles, Community Development Department, 1000 Spring Street, Paso Robles, CA 93446. Phone: (805) 237-3970; Fax: (805) 237-3904; email: [planning@prcity.com](mailto:planning@prcity.com)
2. City's website: [www.prcity.com](http://www.prcity.com). A link to the Draft EIR will be placed on the Community Development Page. From the Home Page, select the "Government" tab; then select "Community Development" under "Departments" on the left side of the "Government" Page. The link will appear as a "Hot Topic" on the right side of the page.
3. One or more copies of the Draft EIR will be maintained at the Reference Desk, Paso Robles Public Library, 1000 Spring Street, Paso Robles, CA 93446.

The review period for the Draft EIR commences on March 26, 2010 and will end on April 25, 2010, at which time all written and oral comments must be received by the City.

A public meeting at which interested persons may make oral comments will be conducted on April 13, 2010 during a regular meeting of the Planning Commission. This meeting will be held in the Library Conference Center (City Council Chambers), Paso Robles Library/City Hall, 1000 Spring Street, Paso Robles, CA. The meeting will commence at 7:30 pm.

For more information on the Draft EIR, please contact: Ed Gallagher, City Planner, City of Paso Robles, 1000 Spring Street, Paso Robles, CA 93446. Phone: (805) 237-3970; Fax: (805) 237-3904; email: [ed@prcity.com](mailto:ed@prcity.com)

March 26, 2010 6877402

**a & t arborists**

**P.O. BOX 1311 TEMPLETON, CA 93465 (805) 434-0131**



---

---

**Tree Preservation Plan  
For**

**Oak Park**

**Prepared by A & T Arborists  
and Vegetation Management**

**Chip Tamagni  
Certified Arborist #WE 6436-A**

**Steven Alvarez  
Certified Arborist #WE 511-A**

Tract # \_\_\_\_\_

PD # \_\_\_\_\_

Building Permit # \_\_\_\_\_



**Project Description:** This project involves the complete demolition and reconstruction of the Oak Park property operated by the Paso Robles Housing Authority. The plans are to remove many non-protective trees and save as many oak trees as possible. Some of non-native trees that won't be too highly impacted will also be saved. The 49 coast live oak trees (*Quercus agrifolia*) located on the property are unique due to the fact they have grown very rapidly. Photographs from the 1940's don't show any live oaks growing on the property. Today there are oak trees with trunk diameters that range from three to five feet across on the property. The most likely factors are the alluvial soil located in the area and the availability of ground water which is most likely very shallow in the area. There are both negatives and positives with having fast growing trees. The benefits obviously are large aesthetically appealing trees in a shorter time frame than normal for the species. On the other side, fast growing trees tend to have weaker structure including narrow crotch angles and poor trunk taper. Because they grow fast, they require more maintenance to keep them safe. Most, if not all of the oaks exhibit these traits to some degree. The trees that are being proposed for removal are #3, #7, #8, #15, #16, #27, #32, #42, #43, and #49. Tree #3 is in the middle of the new road. Trees #7 and #8 are very suppressed and leaning into the new proposed building. Tree #15 has a severe cavity four feet up from the base. This factor has severely jeopardized the tree's structure and it needs to be removed. Tree #16 is in the proposed soccer field. Tree #27 has a cavity jeopardizing structural integrity. Tree #32 is in severe decline. Trees #42 and #43 are very suppressed and are growing through cyclone fences. Tree #49 has a severe cavity that is also jeopardizing structural integrity. Total diameter of the removals is 273 inches. The replacement ratio is 68.25 inches of new trees.

The city had expressed interest in trying to save as many non-protected trees as possible. The tree plan developed by the landscape architect shows the drip line of non-native trees that are planned to be saved. While we agree in saving some of the non-native trees, there are some trees that we feel might not be worth saving. In general, the sycamores are long-lived and worth saving if they can be mitigated during construction. On the plans, 11 sycamores are planned to be saved. There are two of those eleven that we feel should be removed due to over-excavation. One tree is due south of oak tree #29. The other is 150 feet west of oak tree #23. Root loss will most likely render these trees unstable, therefore making them a liability. Several ash trees were also planned to be saved. Some are competing with protected live oaks, some have very poor structure including very acute crotch angles that increase failure potential and all have severe mistletoe. The mistletoe may not kill the trees, however, it does weak their immune system making them susceptible to other pathogens. There are many other viable species that are lower maintenance that we would recommend be planted instead. Three atlas cedars are planned to be saved. They are very good quality trees and are low maintenance. All non-oak trees that are planned to be saved fall under the standard mitigations laid out in this report.

**Specific Mitigations Pertaining to the Project:** There are construction impacts to many of the trees. We feel most of the impacts will be due to grading for building pads and new hardscape. Final elevations shall take into consideration existing grade especially for roads, curb/gutter and sidewalks. The project design may need to utilize root bridging techniques when improvements pass within five feet from the trunk. The larger buttressing roots shall not be cut as the trees will suffer long term impacts in addition to stability issues. Adding base to the existing topsoil shall be the method for roadways and

concrete flatwork rather than cutting existing grade as most of the root structure of these trees most likely exists in the top 18-24 inches of soil. All new utilities shall be routed outside of the critical root zones when possible. All trenching within the critical root zone shall be monitored. All trenching contractors shall be prepared to save all roots >2” in diameter by tunneling under them. All trees regardless of new construction impact shall be fenced at the critical root zone or line of encroachment and approved by the project arborist. We feel there is a high probability of root damage during demolition, therefore, arborist monitoring will be required during any demolition activities within the critical root zone. Please refer to all standard mitigation listed in this report as they will apply in many different circumstances. The project arborist must be notified at least 24 hours in advance of all work within the critical root zone so he can arrange to make himself present for proper root pruning and mitigation. Over time, the trees on this property have received irrigation from the tenants. Being accustomed to this supplemental irrigation may result in future stress to the saved trees that no longer receive this additional water. The project arborist may recommend supplemental water for individual trees during and possibly after construction.

The term “critical root zone” or CRZ is an imaginary circle around each tree. The radius of this circle (in feet) is equal to the diameter (in inches) of the tree. For example, a 10 inch diameter tree has a critical root zone with a ten foot radius from the tree. Working within the CRZ usually requires mitigations and/or monitoring by a certified arborist.

All trees potentially impacted by this project are numbered and identified on both the grading plan and the spreadsheet. Trees are numbered on the grading plans and in the field with an aluminum tag. Tree protection fencing is shown on the grading plan. In the field oak trees to be removed have red tape attached to the tag (none confirmed yet for this project). Both critical root zones and drip lines will be outlined on the plans.

If pruning is necessary for building, road or driveway clearance, removal of limbs larger than 6 inches in diameter will require a city approved permit along with a deposit paid in advance (to the City of Paso Robles). The city will send out a representative to approve or deny the permit. Only 25% of the live crown may be removed during a given season.

**Tree Rating System**

A rating system of 1-10 was used for visually establishing the general health and condition of each tree on the spreadsheet. The rating system is defined as follows:

<u>Rating</u>	<u>Condition</u>
0	Deceased
1	Evidence of massive past failures, extreme disease and is in severe decline.
2	May be saved with attention to class 4 pruning, insect/pest eradication and future monitoring.
3	Some past failures, some pests or structural defects that may be mitigated by class IV pruning.

- 4 May have had minor past failures, excessive deadwood or minor structural defects that can be mitigated with pruning.
- 5 Relatively healthy tree with little visual, structural and/or pest defects and problems.
- 6 Healthy tree that probably can be left in its natural state.
- 7-9 Has had proper arboricultural pruning and attention or have no apparent structural defects.
- 10 Specimen tree with perfect shape, structure and foliage in a protected setting (i.e. park, arboretum).

Aesthetic quality on the spreadsheet is defined as follows:

- **poor** - tree has little visual quality either due to severe suppression from other trees, past pruning practices, location or sparse foliage
- **fair** - visual quality has been jeopardized by utility pruning/obstructions or partial suppression and overall symmetry is average
- **good** - tree has good structure and symmetry either naturally or from prior pruning events and is located in an area that benefits from the trees position
- **excellent** - tree has great structure, symmetry and foliage and is located in a premier location. Tree is not over mature.

The following mitigation measures/methods must be fully understood and followed by anyone working within the critical root zone of any native tree. Any necessary clarification will be provided by us (the arborists) upon request.

It is the responsibility of the **owner or project manager** to provide a copy of this tree protection plan to any and all contractors and subcontractors that work within the critical root zone of any native tree and confirm they are trained in maintaining fencing, protecting root zones and conforming to all tree protection goals. It is highly recommended that each contractor sign and acknowledge this tree protection plan.

Any future changes (within the critical root zone) in the project will need Project Arborist review and implementation of potential mitigation measures before any said changes can proceed.

**Fencing:** The proposed fencing shall be shown in orange ink on the grading plan. It must be a minimum of 4' high chain link, snow or safety fence staked (with t posts 8 feet on center) at the edge of the critical root zone or line of encroachment for each tree or group of trees. The fence shall be up before any construction or earth moving begins. The owner shall be responsible for maintaining an erect fence throughout the construction period. The arborist(s), upon notification, will inspect the fence placement once it is erected. After this time, fencing shall not be moved without arborist inspection/approval. If the orange plastic fencing is used, a minimum of four zip ties shall be used on each stake to secure the fence. All efforts shall be made to maximize the distance from each saved tree. Weather proof signs shall be permanently posted on the fences every 50 feet, with the following information:

**Tree Protection Zone**

No personnel, equipment, materials, and vehicles are allowed

Do not remove or re-position this fence without calling:

A & T Arborists  
434-0131

**Soil Aeration Methods:** Soils within the critical root zone that have been compacted by heavy equipment and/or construction activities must be returned to their original state before all work is completed. Methods include water jetting, adding organic matter, and boring small holes with an auger (18" deep, 2-3' apart with a 2-4" auger) and the application of moderate amounts of nitrogen fertilizer. The arborist(s) shall advise.

**Chip Mulch:** All areas within the critical root zone of the trees that can be fenced shall receive a 4-6" layer of chip mulch to retain moisture, soil structure and reduce the effects of soil compaction.

**Trenching Within Critical Root Zone:** All trenching within the critical root zone of native trees shall be **hand dug**. All major roots shall be avoided whenever possible. All exposed roots larger than 1" in diameter shall be clean cut with sharp pruning tools and not left ragged. 2" and larger roots shall be saved. A **Mandatory** meeting between the arborists and trenching contractor(s) must take place prior to work start.

**Grading Within The Critical Root Zone:** Grading should not encroach within the critical root zone unless authorized. Grading should not disrupt the normal drainage pattern around the trees. Fills should not create a ponding condition and excavations should not leave the tree on a rapidly draining mound.

**Exposed Roots:** Any exposed roots shall be re-covered the same day they were exposed. If they cannot, they must be covered with burlap or another suitable material and wetted down 2x per day until re-buried.

**Equipment Operation:** Vehicles and all heavy equipment shall not be driven under the trees, as this will contribute to soil compaction. Also there is to be no parking of equipment or personal vehicles in these areas. All areas behind fencing are off limits unless pre-approved by the arborist.

**Existing Surfaces:** The existing ground surface within the critical root zone of all oak trees shall not be cut, filled, compacted or pared, unless shown on the grading plans **and** approved by the arborist.

**Construction Materials And Waste:** No liquid or solid construction waste shall be dumped on the ground within the critical root zone of any native tree. The critical root zone areas are not for storage of materials either.

**Arborist Monitoring:** An arborist shall be present for selected activities (trees identified on spreadsheet and items bulleted below). The monitoring does not

necessarily have to be continuous but observational at all times during these activities within the CRZ. It is the responsibility of the **project manager or their designee** to inform us prior to these events so we can make arrangements to be present. All monitoring will be documented on the field report form which will be forwarded to the project manager and the City of Paso Robles Planning Department. All blatant violations shall be immediately reported to the project manager. Monitoring will include:

- pre-construction fence placement inspection
- demolition activities within the critical root zone
- all grading and trenching identified on the spreadsheet
- any other encroachment the arborist feels necessary

**Pre-Construction Meeting:** An on-site pre-construction meeting with the Arborist(s), Owner(s), Planning Staff, and the earth moving team shall be required for this project. Prior to final occupancy, a letter from the arborist(s) shall be required verifying the health/condition of all impacted trees and providing any recommendations for any additional mitigation. The letter shall verify that the arborist(s) were on site for all grading and/or trenching activity that encroached into the critical root zone of the selected native trees, and that all work done in these areas was completed to the standards set forth above.

**Pruning** Class 4 pruning includes-Crown reduction pruning shall consist of reduction of tops, sides or individual limbs. A trained arborist shall perform all pruning. No pruning shall take more than 25% of the live crown of any native tree. Any trees that may need pruning for road/home clearance shall be pruned **prior** to any grading activities to avoid any branch tearing.

**Landscape:** All irrigation trenching shall be routed around critical root zones, otherwise above ground drip-irrigation shall be used. We feel it is important to save or re-establish lawn areas under the trees as they have become accustomed to the water. It is the owner's responsibility to notify the landscape contractor regarding this mitigation.

**Utility Placement:** All utilities, sewer and storm drains shall be placed down the roads and driveways and when possible outside of the critical root zones. The arborist shall supervise trenching within the critical root zone. **All trenches in these areas shall be exposed by air spade or hand dug with utilities routed under/over roots larger than 3 inches in diameter.**

**Fertilization and Cultural Practices:** As the project moves toward completion, the arborist(s) may suggest either fertilization and/or mycorrhiza applications that will benefit tree health. Mycorrhiza offers several benefits to the host plant, including faster growth, improved nutrition, greater drought resistance, and protection from pathogens. In addition, there are numerous trees we feel will benefit from anti-fungal and systemic insecticides agents during the construction process. We will make the determinations during our monitoring visits on a tree by tree basis.

The included spreadsheet includes trees listed by number, species and multiple stems if applicable, scientific name, diameter and breast height (4.5'), condition (scale from poor to excellent), status (avoided, impacted, removed, exempt), percent of critical root zone impacted, mitigation required (fencing, root pruning, monitoring), construction impact (trenching, grading), recommended pruning, aesthetic value and individual tree notes along with canopy spread.

If all the above mitigation measures are followed, we feel there will be no long-term significant impacts to the native trees.

Please let us know if we can be of any future assistance to you for this project.

Steven G. Alvarez  
Certified Arborist #WC 0511

Chip Tamagni  
Certified Arborist #WE 6436-A

TREE PROTECTION SPREAD SHEET

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
TREE #	TREE SPECIES	SCIENTIFIC NAME	TRUNK DBH	TREE COND.	CONST. STATUS	CRZ % IMPACT	CONSTRUCTION IMPACT	MITIGATION PROPOSAL	MONT. REQUIRED	PRUNING CLASS	AESTH. VALUE	FIELD NOTES	NS EW	LTSI H-M-L-N	USEFUL LIFE EXP.
1	LO	Q. agrifolia	21	6	I	25%	GR	F,RP,M	YES		good		42/47	low	100+
2	LO	Q. agrifolia	28	4	I	15%	GR	F,RP,M	YES		good	excess. Thinned	57/57	low	90+
3	LO	Q. agrifolia	29	4	R	100%	GR	NONE	NO		good		55/57		90+
4	LO	Q. agrifolia	30	5	I	30%	GR	F,RP,M	YES		good		55/61	low	60+
5	LO	Q. agrifolia	34	4	I	50%	GR	F,RP,M	YES		good		45/57	med	70+
6	LO	Q. agrifolia	42	5	I	40%	GR	F,RP,M	YES		good		77/77	med	70+
7	LO	Q. agrifolia	9	2	R	100%	GR	NONE	NO		poor	suppressed	15/15		30+
8	LO	Q. agrifolia	11	1	R	100%	GR	NONE	NO		poor	suppressed	15/15		30+
9	LO	Q. agrifolia	38	4	I	20%	GR	F,RP,M	YES		good		50/60	low	60+
10	LO	Q. agrifolia	35	3	I	10%	GR	F,RP,M	YES		good		45/45	low	40+
11	LO	Q. agrifolia	36	4	I	20%	GR	F,RP,M	YES		good	new curb at trunk?	50/55	med	60+
12	LO	Q. agrifolia	34	4	I	60%	GR	F,RP,M	YES		fair	excess. Thinned	52/52	med	50+
13	LO	Q. agrifolia	42	4	I	10%	GR	F,RP,M	YES		good		70/70	low	50+
14	LO	Q. agrifolia	43	4	I	10%	GR	F,RP,M	YES		good		70/80	low	50+
15	LO	Q. agrifolia	39	2	R	100%	GR	NONE	NO		good	cavity	35/40		20+
16	LO	Q. agrifolia	40	4	R	100%	GR	NONE	NO		good	new soccer field	70/70		50+
17	LO	Q. agrifolia	39	3	I	10%	GR	F,RP,M	YES		good	cavity	50/50	low	40+
18	LO	Q. agrifolia	32	4	I	25%	GR	F,RP,M	YES		good		45/45	low	50+
19	LO	Q. agrifolia	35	4	I	10%	GR	F,RP,M	YES		good		52/35	low	60+
20	LO	Q. agrifolia	37	3	I	10%	GR	F,RP,M	YES		good		50/50	low	40+

1 = TREE #: MOSTLY CLOCKWISE FROM DUE NORTH  
 2 = TREE TYPE: COMMON NAME (E.W.O. = WHITE OAK)  
 3 = SCIENTIFIC NAME  
 4 = TRUNK DIAMETER @ 46"  
 5 = TREE CONDITION: 1 = POOR, 10 = EXCELLENT  
 6 = CONSTRUCTION STATUS: AVOIDED, IMPACTED, REMOVAL  
 7 = CRZ: PERCENT OF IMPACTED CRITICAL ROOT ZONE  
 8 = CONSTRUCTION IMPACT TYPE: GRADING, COMPACTION, TRENCHING, FILL  
 9 = MITIGATION REQUIREMENTS: FENCING, MONITORING, ROOTPRUNING, 16 = USEFUL LIFE EXPECTANCY  
 10 = ARBORIST MONITORING REQUIRED: YES/NO  
 11 = PERSCRIBED PRUNING: CLASS 1-4  
 12 = AESTHETIC VALUE  
 13 = FIELD NOTES  
 13= NORTH SOUTH/EAST WEST CANOPY SPREAD  
 14= CANOPY SPREAD  
 15= LONG TERM SIGNIFICANT IMPACTS: HIGH, MEDIUM, LOW, NONE

03/30/2010

TREE PROTECTION SPREAD SHEET

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
TREE #	TREE SPECIES	SCIENTIFIC NAME	TRUNK DBH	TREE COND.	CONST STATUS	CRZ % IMPACT	CONST IMPACT	MITIGATION PROPOSAL	MONT REQUIRED	PRUNING CLASS	AESTH. VALUE	FIELD NOTES	NS EW	LTSI H-M-L-N	USEFUL LIFE EXP.
21	LO	Q. agrifolia	53	4	I	20%	GR	F,RP,M	YES		good		60/65	low	70+
22	LO	Q. agrifolia	36	4	I	20%	GR	F,RP,M	YES		good		75/75	low	70+
23	LO	Q. agrifolia	41	4	I	20%	GR	F,RP,M	YES		good		70/67	low	40+
24	LO	Q. agrifolia	32	5	I	20%	GR	F,RP,M	YES		good		55/55	low	50+
25	LO	Q. agrifolia	40	4	I	20%	GR	F,RP,M	YES		good		50/55	low	50+
26	LO	Q. agrifolia	45	4	I	10%	GR	F,RP,M	YES		good		60/60	low	50+
27	LO	Q. agrifolia	34	2	R	100%	GR	NONE	NO		good	cavity	30/30		20+
28	LO	Q. agrifolia	37	3	I	15%	GR	F,RP,M	YES		fair		70/70	low	30+
29	LO	Q. agrifolia	44	3	I	15%	GR	F,RP,M	YES		good		55/55	low	30+
30	LO	Q. agrifolia	32	3	I	15%	GR	F,RP,M	YES		good		70/70	low	50+
31	LO	Q. agrifolia	40	4	I	10%	GR	F,RP,M	YES		good	exces. Trimmed	55/55	low	40+
32	LO	Q. agrifolia	37	2	R	100%	GR	NONE	NO		fair	decay	30/30		10+
33	LO	Q. agrifolia	38	5	I	20%	GR	F,RP,M	YES		good		30/28	low	50+
34	LO	Q. agrifolia	29	4	I	5%	NONE	F,RP,M	YES		good		30/30	low	50+
35	LO	Q. agrifolia	36	3	I	5%	NONE	F,RP,M	YES		good	bad crotch	40/40	low	30+
36	LO	Q. agrifolia	25	4	I	20%	GR	F,RP,M	YES		good		30/40	low	40+
37	LO	Q. agrifolia	30	4	I	10%	GR	F,RP,M	YES		good		40/40	low	50+
38	LO	Q. agrifolia	45	4	I	25%	GR	F,RP,M	YES		good		80/82	low	50+
39	LO	Q. agrifolia	40	4	I	15%	GR	F,RP,M	YES		good		60/60	low	40+
40	LO	Q. agrifolia	66	4	I	15%	GR	F,RP,M	YES		good		80/80	low	40+

1 = TREE #: MOSTLY CLOCKWISE FROM DUE NORTH  
 2 = TREE TYPE: COMMON NAME (E.W.O.= WHITE OAK)  
 3 = SCIENTIFIC NAME  
 4 = TRUNK DIAMETER @ 46"  
 5 = TREE CONDITION: 1 = POOR, 10 = EXCELLENT  
 6 = CONSTRUCTION STATUS: AVOIDED, IMPACTED, REMOVAL  
 7 = CRZ: PERCENT OF IMPACTED CRITICAL ROOT ZONE  
 8 = CONSTRUCTION IMPACT TYPE: GRADING, COMPACTION, TRENCHING, FILL  
 9 = MITIGATION REQUIREMENTS: FENCING, MONITORING, ROOTPRUNING,  
 10 = ARBORIST MONITORING REQUIRED: YES/NO  
 11 = PERSCRIBED PRUNING: CLASS 1-4  
 12 = AESTHETIC VALUE  
 13 = FIELD NOTES  
 14 = CANOPY SPREAD  
 15 = LONG TERM SIGNIFICANT IMPACTS: HIGH, MEDIUM, LOW, NONE  
 16 = USEFUL LIFE EXPECTANCY

03/30/2010



