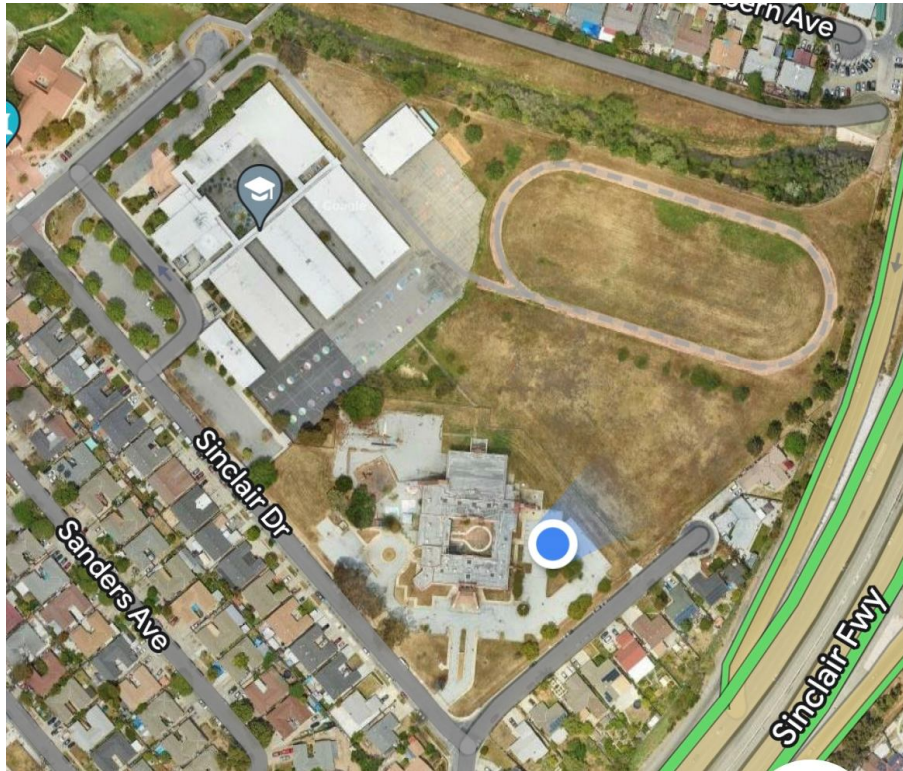




urbantree**management** inc.

Arborist Report

*Renaissance Academy
2050 Kammerer Ave.,
San Jose, CA 95116*



Inspection Date:
August 23 & 24, 2023

Prepared by: Chris Stewart
Project Arborists: Michael Young/Chris Stewart
contractor's license # 755989
certified arborist WC ISA #623/#WE-13682A

Submission Date: August 28, 2023

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Assignment

It was our assignment to physically inspect all trees on the property based on a topographic survey by the design team. We were to map, tag, and compile data for each tree, and write an inventory/survey report documenting our observations on the site's existing conditions. No specific design plans were reviewed for this assignment.

Summary

This survey provides a numbered map and complete and detailed information for each tree surveyed. The complete list of trees and all relevant information, including their health and structure ratings, their "protected/significant" status, a map, and recommendations for their care can be found in the Appendix D – Tree Data Table, that accompanies this report.

There are 149 trees included in this report with 50 trees protected under the City of San Jose's tree protection ordinance. During our survey, none of the trees were rated "A" condition, 27 trees were rated "B" condition, 107 trees were rated "C" condition, and 15 of the trees were rated "D" condition.

A - Retain, condition warrants long-term preservation.

B - Preservable, tree is a benefit and may be worthy of extensive effort or design accommodation.

C- May be preservable but is not worthy of extensive effort or design accommodation.

D – Recommend removal due to existing condition and/or structure.

Survey Methods

The trunks of the trees are measured using an arborist's diameter tape at 54" above soil grade. In cases where there are multiple trunks, the combined measurement is used for protected status. The canopy height and spread are estimated using visual references only.

The condition of each tree is assessed by visual observation only from a standing position without climbing or using aerial equipment. No invasive equipment is used. Consequently, it is possible that individual tree(s) may have internal (or underground) health problems or structural defects, which are not detectable by visual inspection. In cases where it is thought further investigation is warranted, a "full tree risk assessment" is recommended. This assessment may be inclusive of drilling or using sonar equipment to detect internal decay and include climbing or the use of aerial equipment to assess higher portions of the tree.

All the trees surveyed were examined and then rated based on their individual health and structure according to the following "Tree Ratings Table". For example, a tree may be rated "good" under the health column for excellent/vigorous appearance and growth, while the same tree may be rated "fair/poor" in the structure column if structural mitigation is needed.

The health of an individual tree is rated based on leaf color and size, canopy density, new shoot growth, and the absence or presence of pests or disease.

Individual tree structure is rated based on the growth pattern of the tree (including whether it is leaning); the presence or absence of poor limb attachments (such as co-dominant leaders); the length and weight of limbs; and the extent and location of apparent decay. For each tree, a structural rating of "fair" or above indicates that the structure can be maintained with routine pruning such as removing dead branches and reducing end weight as the tree grows. A "fair/poor" rating indicates that the tree has significant structural weaknesses and corrective action is warranted. The notes section for that tree will then recommend a strategy/technique to improve the structure or mitigate structural stresses. A "poor" structural rating indicates that the tree or portions of the tree are likely to fail and that there is little that can constructively be done about the problem other than removal of the tree or large portions of the tree. Very large trees that are rated "fair/poor" for structure AND that are near structures or in an area frequently traveled by cars or people, receive an additional **CONSIDER REMOVAL" notation under recommendations. This is included because structural mitigation techniques do not guarantee against structural failure, especially in very large trees. Property owners may or may not choose to remove this type of tree but should be aware that if a very large tree experiences a major structural failure, the danger to nearby people or property is significant.

Tree Ratings Table

<u>Rating</u>	<u>Health</u>	<u>Structure</u>
Good	excellent/vigorous	flawless
Fair/good	no significant health concerns	very stable
Fair	showing initial or temporary disease, pests, or lack of vitality. measures should be taken to improve health and appearance.	routine maintenance needed such as pruning or end weight reduction as tree grows
Fair/poor	in decline, significant health issues	significant structural weakness(es), mitigation needed, mitigation may or may not preserve the tree
Poor	dead or near dead	hazard

Tree Disposition Categories

Each tree onsite has been categorized for its suitability for preservation relative to its existing condition. Factors such as tree health, condition, age, planting location, species, and structure are all considered to determine if each tree is suitable for preservation. Each tree in the survey (Tree Data Table) has been assigned one of the following categories:

- A - Retain, condition warrants long-term preservation.
- B - Preservable, tree is a benefit and may be worthy of extensive effort or design accommodation.
- C- May be preservable but is not worthy of extensive effort or design accommodation.
- D – Recommend removal due to existing condition and/or structure.

If trees with poor structure or less than ideal conditions are retained, they may require further assessments, monitoring, access restrictions, maintenance, or eventual removal. More thorough conversations about impacts and specific preservation plans can be reported as the project evolves.

Local Regulations Governing Trees

STREET TREES

Street trees are those located in the public right-of-way between the curb and sidewalk; in some locations, the public right-of-way may be up to 12 feet from the curb. The City's Department of Transportation (DOT) provides no-cost permits for pruning street trees and oversees their removal. It is illegal to prune or remove a street tree without a permit; fines up

to \$15,000 per tree may apply. Get a permit by visiting [DOT's Street Trees and Permits webpage](#), or contact the City Arborist at 408-794-1901 or arborist@sanjoseca.gov.

HERITAGE TREES

The City's Heritage Tree List identifies more than 100 trees with special significance to the community because of their size, history, unusual species, or unique quality. This list may be updated to add or delete certain trees; see the City's [Heritage Tree Map](#). Pursuant to [Chapter 13.28 of the San Jose Municipal Code](#), it is illegal to prune or remove a heritage tree without first consulting the City Arborist and obtaining a permit; fines up to \$30,000 per tree may apply. For questions regarding Heritage Trees, please contact the City Arborist at (408) 794-1901 or arborist@sanjoseca.gov.

ORDINANCE-SIZE TREES

An ordinance-size tree on private property is either:

- Single Trunk - 38 inches or more in circumference at 4 1/2 feet above ground, or
- Multi-trunk - The combined measurements of each trunk circumference, at 4 1/2 feet above ground, add up to 38 inches or more in circumference.

On single-family or duplex lots, a permit is required to remove an ordinance-size tree, even if it is unhealthy or dead.

On multifamily, commercial, or industrial lots, a permit is required to remove a tree of any size. A Tree Removal Permit is required if the tree is ordinance-size. A [Permit Adjustment](#) is required if the tree is smaller than ordinance-size.

Survey Area Observations and Discussion

The survey incorporated the Renaissance Academy at Matherson, the proposed Workforce housing and low-income housing along with the former youth center. The surveyed area is unevenly rectangular in shape and is flat with no elevation change. There are a variety of species on these lots that are characterized by large healthy London plane (*Platanus × acerifolia*) trees at the front of the property. These lots had a total of 27 distinct species identified in the surveyed area with 15 of the trees recommended for removal.

Tree Health on this Property

The health of the trees in the surveyed area ranged from "fair/poor" to "fair/good" with 1 tree receiving a "poor" rating for health. There appears to be a regular irrigation and pruning plan in place at the Renaissance Academy. Individual issues and recommendations for each tree are listed under the "Notes" column on the accompanying data sheet.

Tree Structure on this Property

The tree structure in the surveyed area ranged from “fair/poor” to “fair” with one tree rated “poor” for structure. The vast majority of trees surveyed received “fair/poor” structural ratings due to the presence of codominant leaders and branching habits, and incidences of decay resulting from a lack of developmental structure pruning at a young age.

Ideally, trees are pruned for structure when young and are properly maintained to reduce end-weight and correct structural weaknesses as they grow. This practice prevents the growth of codominant leaders, epicormic sprouts, and excessively long, lateral branches that are prone to breakage. As mentioned above, the property would benefit from a pruning maintenance routine to help correct the structure of the trees, reduce dead and diseased wood accumulation, and prevent future limb or codominant leader failures.

Recommended Removals Based on Health/ Structure/Species

Details of each individual tree are located on the attached Survey Data table.

Recommended Protected Removals (Permit Required for Removal)

Tree #32 is a Privet (*Ligustrum sp.*) with a DBH of 6.2”.

Tree #38 is a Camphor (*Cinnamomum camphora*) with a DBH of 8”.

Tree #39 is a Golden rain tree (*Koelreuteria paniculata*) with a DBH of 12”.

Tree #40 is a Coast live oak (*Quercus agrifolia*) with a DBH of 19”.

Tree #41 is a Purple leaf plum (*Prunus cerasifera*) with a DBH of 9”.

Tree #43 is a Crape myrtle (*Lagerstroemia sp.*) with a DBH of 4”.

Tree #45 is a Crape myrtle (*Lagerstroemia sp.*) with a DBH of 8”.

Tree #63 is a London plane (*Platanus × acerifolia*) with a DBH of 18”.

Tree #64 is a London plane (*Platanus × acerifolia*) with a DBH of 17”.

Tree #65 is a London plane (*Platanus × acerifolia*) with a DBH of 16”.

Tree #66 is a London plane (*Platanus × acerifolia*) with a DBH of 16”.

Tree #67 is a London plane (*Platanus × acerifolia*) with a DBH of 18”.

Tree #124 is a Camphor (*Cinnamomum camphora*) with a DBH of 4.5”.

Tree #128 is a Monterey pine (*Pinus radiata*) with a DBH of 21.5”.

Tree #143 is a Black locust (*Robinia pseudoacacia*) with a DBH of 5”.

Site Images



Tree #38



Tree #40



Tree #41



Tree #43



Tree #63



Tree #64



Tree #65



Tree #66



Tree #67



Tree #128

Risks to Trees by Construction

Besides the above-mentioned health and structure-related issues, the trees at this site could be at risk of damage by construction or construction procedures that are common to most construction sites. These procedures may include the dumping or the stockpiling of materials over root systems; the trenching across the root zones for utilities or for landscape irrigation; or the routing of construction traffic across the root system resulting in soil compaction and root dieback. It is therefore essential that Tree Protection Fencing be used as per the Architect's drawings and Project Arborist's recommendations. In constructing underground utilities, it is essential that the location of trenches be done outside the drip lines of trees except where approved by the Arborist.

Tree Protection Plan

- **Type I** Tree Protection The fences shall enclose the entire area under the canopy dripline or TPZ of the tree(s) to be saved throughout the life of the project, or until final improvement work within the area is required, typically near the end of the project Parking Areas: If the fencing must be located on paving or sidewalk that will not be demolished, the posts may be supported by an appropriate grade level concrete base.
- **Type II** Tree Protection For trees situated within a narrow planting strip, only the planting strip shall be enclosed with the required chain link protective fencing in order to keep the sidewalk and street open for public use.
- **Type III** Tree Protection Trees situated in a small tree well or sidewalk planter pit, shall be wrapped with 2-inches of orange plastic fencing as padding from the ground to the first branch with 2-inch-thick wooden slats bound securely on the outside. During installation of the wood slats, caution shall be used to avoid damaging any bark or branches. Major scaffold limbs may also require plastic fencing as directed by the City Arborist.

Based on the existing development and the condition and location of trees present on site, the following is recommended:

1. The Project Arborists are Chris Stewart (408) 313-1937 and Michael Young (650) 321-0202. The Project Arborist(s) should supervise any excavation activities within the tree protection zones of these trees.
2. Any roots exposed during construction activities that are larger than 2" in diameter should not be cut or damaged until the Project Arborist has an opportunity to assess the impact that removing these roots could have on the trees.
3. The area under the driplines of trees should be thoroughly irrigated to a soil depth of 18" every 2 weeks for water-loving species such as redwoods and every 4 weeks for drought tolerant species such as oaks during the dry months.

4. Mulch should cover all bare soil within the tree protection fencing. This material must be 6"-8" in depth after spreading, which must be done by hand. Coarse wood chips are preferred because they are organic and degrade naturally over time.
5. Loose soil and mulch must not be allowed to slide down slope to cover the root zones or the root collars of protected trees.
6. There must be no grading, trenching, or surface scraping inside the driplines of protected trees, unless specifically approved by a Certified Arborist. For trenching, this means:
 - a. Trenches for any underground utilities (gas, electricity, water, phone, TV cable, etc.) must be located outside the driplines of protected trees, unless approved by a Certified Arborist. Alternative methods of installation may be suggested.
 - b. Landscape irrigation trenches must be located a minimum distance of 10x the trunk diameter from the trunks of protected trees unless otherwise noted and approved by the Arborist.
7. Materials must not be stored, stockpiled, dumped, or buried inside the driplines of protected trees.
8. Excavated soil must not be piled or dumped, even temporarily, inside the driplines of protected trees.
9. Landscape materials (cobbles, decorative bark, stones, fencing, etc.) must not be installed directly in contact with the bark of trees because of the risk of serious disease infection.
10. Landscape irrigation systems must be designed to avoid water striking the trunks of trees, especially Oak trees.
11. Any pruning must be done by a Company with an Arborist Certified by the ISA (International Society of Arboriculture) and according to ISA, Western Chapter Standards, 1998.
12. Any plants that are planted inside the driplines of oak trees must be of a species that is compatible with the environmental and cultural requirements of oak trees. Plants compatible with California native oaks can be found in The California Oak Foundation's 1991 publication "Compatible Plants Under & Around Oaks." This publication details plants compatible with California native oaks and is currently available online at: <http://californiaoaks.org/wpcontent/uploads/2016/04/CompatiblePlantsUnderAroundOaks.pdf>

Appendix A – Assumptions and Limiting Conditions

1. Any legal description provided to this arborist is assumed to be correct. No responsibility is assumed for matters legal in character nor is any opinion rendered as to the quality of any title.
2. This arborist can neither guarantee nor be responsible for accuracy of information provided by others.
3. This arborist shall not be required to give testimony or to attend court by reason of the information provided by this arborist unless subsequent written arrangements are made, including payment of an additional fee for services.
4. Loss or removal of any part of this report invalidates the entire report.
5. Possession of this report or a copy thereof does not imply right of publication or use for any purpose by any other than the person(s) to whom it is addressed without written consent of this arborist.
6. This report and the values expressed herein represent the opinion of this arborist, and this arborist's fee is in no way contingent upon the reporting of a specified value nor upon any finding to be reported.
7. Sketches, diagrams, graphs, photos, etc., in this report, being intended as visual aids, are not necessarily to scale and should not be construed as engineering reports or surveys.
8. This report has been made in conformity with acceptable appraisal/evaluation/diagnostic reporting techniques and procedures, as recommended by the International Society of Arboriculture.
9. When applying any pesticide, fungicide, or herbicide, always follow label instructions.
10. No tree described in this report was climbed, unless otherwise stated. This arborist cannot take responsibility for any defects which could only have been discovered by climbing. A full root collar inspection, consisting of excavating the soil around the tree to uncover the root collar and major buttress roots, was not performed, unless otherwise stated. This arborist cannot take responsibility for any root defects which could only have been discovered by such an inspection.

Appendix B – Arborist Disclosure Statement

Arborists are tree specialists who use their education, knowledge, training, and experience to examine trees, recommend measures to enhance the beauty and health of trees, and attempt to reduce the risk of living near trees. Clients may choose to accept or disregard the recommendations of the arborist, or to seek additional advice.

Arborists cannot detect every condition that could possibly lead to the structural failure of a tree. Trees are living organisms that fail in ways we do not fully understand. Conditions are often hidden within trees and below ground. Arborists cannot guarantee that a tree will be healthy or safe under all circumstances, or for a specified period of time. Likewise, remedial treatments, like any medicine, cannot be guaranteed.

Treatment, pruning and removal of trees may involve considerations beyond the scope of the arborist's services such as property boundaries, property ownership, site lines, disputes between neighbors, and other issues. Arborists cannot take such considerations into account unless complete and accurate information is disclosed to the arborist. An arborist should then be expected to reasonably rely upon the completeness and accuracy of the information provided.

Trees can be managed, but they cannot be controlled. To live near trees is to accept some degree of risk. The only way to eliminate all risk associated with trees is to eliminate all trees.

Appendix C - Disclaimer and Certification of Performance

Urban Tree Management locates our Tree Inventory Numbers in *approximate* locations, for visual reference only. Field verification of tree locations and tree numbers is required before *any* actions are taken. Trunk diameters, locations, and species are not necessarily accurate on topographic maps. Urban Tree Management, Inc. does not create topographic survey maps and cannot be held liable for information therein.

I certify that the information contained in this report is correct to the best of my knowledge and that this report was prepared in good faith. Please call me if you have questions or if I can be of further assistance.

Respectfully,



Chris Stewart

WC ISA Certified Arborist WE-13682A

TREE SURVEY DATA-APPENDIX D

Address: Renaissance Academy 2050 Kammerer Ave San Jose, CA 95116
 Inspection Date: 8/23 & 24/2023

Ratings for health and structure are given separately for each tree according to the table below. IE, a tree may be rated "Good" under the health column For excellent, vigorous appearance and growth, while the same tree may be rated "Fair, Poor" in the structure column if structural mitigation is needed.

KEY	Health	Structure
Good	excellent, vigorous	flawless
Fair - Good	no significant health concerns	very stable
Fair	declining; measures should be taken to improve health and appearance	routine maintenance needed
Fair - Poor	in decline: significant health issues	mitigation needed, it may or may not preserve this tree
Poor	dead or near dead	hazard

TAG NO.	COMMON NAME	DIAMETER AT BREAST HEIGHT"	H'/W'	HEALTH	STRUCTURE	PROTECTED (X)	TREE DISPOSITION	NOTES, RECOMMENDATIONS
25	Privet	5/5/3/3/2	18'/15'	f	fp		C	EWR, DWR, SP, CD at base
26	Poplar	10.0	22'/15'	f	fp		C	EWR, DWR, SP, CD at 3'
27	Privet	6/3/3/4	16'/12'	f	fp		C	EWR, DWR, SP, CD at base
28	Poplar	13.0	20'/18'	f	fp	X	C	EWR, DWR, SP, CD at 3'
29	Poplar	12.5/18	28'/20'	f	fp	X	C	EWR, DWR, SP, CD at base
30	Poplar	9.3/9	22'/20'	f	fp	X	C	EWR, DWR, SP, CD at base
31	Poplar	15.0	22'/25'	f	fp	X	C	EWR, DWR, SP, CD at 4'
32	Privet	6.2	25'/12'	fp	fp		D	RR, thin canopy, little no foliage, little hope for recovery
33	Crape Myrtle	9.0	20'/18'	f	fp		C	EWR, DWR, SP, CD at 5'
34	Crape Myrtle	7.5	18'/16'	fg	f		C	EWR, DWR, SP, RCE
35	Crape Myrtle	6.0	18'/12'	f	f		C	EWR, DWR, SP, RCE
36	Crape Myrtle	6.0	16'/15'	fg	f		C	EWR, DWR, SP, RCE
37	Golden rain tree	16.0	25'/20'	f	fp	X	C	EWR, DWR, SP, Multiple leaders at 7'
38	Camphor	8.0	20'/16'	fp	fp		D	RR, Thin canopy, multiple leaders at 5.5', no hope for recovery
39	Golden rain tree	12.0	25'/20'	fp	fp	X	D	RR, thin canopy, multiple leaders at 6', no hope for recovery
40	Coast live oak	19.0	40'/30'	fp	fp	X	D	RR, thin canopy, insects, multiple leaders at 7', no hope for recovery
41	Purple leaf plum	9.0	20'/12'	fp	fp		D	RR, thin canopy, leaning, CD at 4', no hope for recovery, insects
42	Crape Myrtle	5.0	18'/8'	f	fp		C	EWR, DWR, SP, RCE, CD at 5.5'
43	Crape Myrtle	4.0	18'/5'	p	fp		D	RR, tree is 75% dead, no hope for recovery
44	Crape Myrtle	5.0	18'/8'	f	f		C	EWR, DWR, SP, RCE
45	Crape Myrtle	8.0	12'/5'	fp	fp		D	RR, 50% dead, thin canopy, no hope for recovery
46	Eucalyptus	52.0	65'/45'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 14'
47	Eucalyptus	55.0	70'/40'	f	fp	X	C	DWR, PWR, SP, RCE, multiple leaders at 7'
48	Eucalyptus	42	65'/45'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 11', and leaning
49	Mulberry	34.0	45'/35'	f	fp	X	C	EWR, DWR, SP, CD at 7'
50	London plane	10.5	45'/30'	f	f		C	EWR, DWR, SP, RCE, thin canopy
51	London plane	10.5	40'/30'	f	f		C	EWR, DWR, SP, RCE, thin canopy
52	London plane	6.0	28'/18'	fp	f		C	EWR, DWR, SP, RCE, thin canopy
53	Coast live oak	16.0	22'/25'	fg	fp		C	EWR, DWR, SP, RCE, CD at 6'
54	Coast live oak	15.0	40'/30'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 7'
55	Coast live oak	16.0	40'/30'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 6.5'
56	Coast live oak	14.0	35'/25'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 8'
57	Coast live oak	7.0	45'/30'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 8'
58	Coast live oak	8.5	25'/20'	f	fp		C	EWR, DWR, SP, RCE, CD at 7'
59	Golden rain tree	7.5	28'/15'	f	f		C	EWR, DWR, SP, RCE
60	Golden rain tree	8.5	30'/25'	fp	f		C	EWR, DWR, SP, RCE
61	Tallow	8.0	25'/18'	fg	f		C	EWR, DWR, SP, RCE
62	Camphor	7.0	20'/16'	fg	f		B	EWR, DWR, SP, RCE
63	London plane	18.0	50'/20'	fp	fp	X	D	RR, little new live foliage, very thin canopy, no hope for recovery
64	London plane	17.0	50'/22'	fp	fp	X	D	RR, little new live foliage, very thin canopy, leaning, no hope for recovery
65	London plane	16.0	48'/20'	fp	fp	X	D	RR, little new live foliage, very thin canopy, no hope for recovery
66	London plane	16.0	48'/20'	fp	fp	X	D	RR, little new live foliage, very thin canopy, no hope for recovery

TREE SURVEY DATA-APPENDIX D

TAG NO.	COMMON NAME	DIAMETER AT BREAST HEIGHT"	H'/W'	HEALTH	STRUCTURE	PROTECTED (X)	TREE DISPOSITION	NOTES, RECOMMENDATIONS
67	London plane	18.0	50'/23'	fp	fp	X	D	RR, little new live foliage, very thin canopy, no hope for recovery
68	Camphor	8.0	25'/16'	f	fp		C	EWR, DWR, SP, RCE, CD at 4.5'
69	Camphor	10.5	19'/20'	fg	f		B	EWR, DWR, SP, RCE
70	Callery pear	8.0	22'/11'	f	fp		C	EWR, DWR, SP, RCE, CD at 11'
71	Callery pear	6.5	20'/8'	f	fp		C	EWR, DWR, SP, RCE, CD at 7'
72	Callery pear	6.0	20'/7'	f	fp		C	EWR, DWR, SP, RCE, CD at 8'
73	Trident maple	4.0	18'/10'	f	fp		C	EWR, DWR, SP, RCE, CD at 7'
74	Trident maple	4.0	20'/8'	f	fp		C	EWR, DWR, SP, RCE, CD at 8'
75	Trident maple	2.5	18'/8'	f	f		C	EWR, DWR, SP, RCE
76	Trident maple	3.0	20'/10'	f	f		C	EWR, DWR, SP, RCE
77	Camphor	8.0	19'/15'	f	f		C	EWR, DWR, SP, RCE
78	London plane	19.0	65'/30'	f	f	X	C	EWR, DWR, SP, RCE, stub cut
79	London plane	17.5	65'/32'	fg	f	X	B	EWR, DWR, SP, RCE
80	London plane	17.0	65'/30'	fg	f	X	B	EWR, DWR, SP, RCE
81	London plane	18.0	65'/30'	fg	f	X	B	EWR, DWR, SP, RCE
82	Camphor	12.0	25'/30'	fg	fp		C	EWR, DWR, SP, RCE, CD at 5'
83	Camphor	10.6	25'/25'	f	fp		C	EWR, DWR, SP, RCE, CD at 5'
84	London plane	17.0	60'/28'	fg	f	X	B	EWR, DWR, SP, RCE
85	London plane	18.0	65'/32'	fg	f	X	B	EWR, DWR, SP, RCE
86	London plane	17.0	60'/28'	fg	f	X	B	EWR, DWR, SP, RCE
87	London plane	16.8	60'/28'	fg	f	X	B	EWR, DWR, SP, RCE
88	Camphor	8.5	20'/28'	fg	fp		C	EWR, DWR, SP, RCE, CD at 5'
89	Callery pear	7.4	25'/18'	f	fp		C	EWR, DWR, SP, RCE, CD at 9', leaning
90	Callery pear	6.6	22'/12'	f	fp		C	EWR, DWR, SP, RCE, leaning
91	London plane	7.5	38'/13'	fg	fp		C	EWR, DWR, SP, RCE, CD at 10', leaning
92	London plane	10.0	42'/24'	fg	f		B	EWR, DWR, SP
93	Crape myrtle	4.0	16'/9'	fg	f		B	EWR, DWR, SP
94	Crape myrtle	3.0	14'/7'	fg	f		B	EWR, DWR, SP
95	Crape myrtle	3.0	14'/8'	Fg	f		B	EWR, DWR, SP
96	Crape myrtle	1.5/1.5/1.5/1.5/1.5/1.5	8'/7'	fg	fp		C	EWR, DWR, SP, multiple leaders at base
97	Crape myrtle	1.5/1.5/1.5/1.5/1.5/1.5	8'/5'	fg	fp		C	EWR, DWR, SP, multiple leaders at base
98	Crape myrtle	3.0	14'/6'	fg	f		B	EWR, DWR, SP
99	Crape myrtle	3.5	14'/8'	fg	f		B	EWR, DWR, SP
100	Camphor	8.0	19'/16'	fg	f		B	EWR, DWR, SP
101	Elm	10.0	25'/20'	f	fp		C	EWR, DWR, SP, multiple leaders at 6.5'
102	Elm	10.0	25'/20'	f	fp		C	EWR, DWR, SP, CD at 5.5'
103	Elm	10.0	22'/18'	f	fp		C	EWR, DWR, SP, multiple leaders at 6.5'
104	Elm	11.2	25'/21'	f	fp		C	EWR, DWR, SP, CD at 5.5'
105	Elm	9.8	20'/18'	f	f		C	EWR, DWR, SP
106	Elm	11.0	22'/20'	f	fp		C	EWR, DWR, SP
107	Chinese elm	11	28'/25'	fg	f		B	EWR, DWR, SP
108	Chinese elm	5	18'/18'	f	f		C	EWR, DWR, SP, thinner canopy
109	Chinese elm	9.5	20'/23'	fg	f		B	EWR, DWR, SP
110	Crape myrtle	4.5	17'/8'	fg	fp		C	EWR, DWR, SP, CD at 5.5'
111	Camphor	4	18'/12'	fg	f		B	EWR, DWR, SP
112	Chinese elm	11	26'/22'	f	fp		C	EWR, DWR, SP, CD at 6.5'
113	Chinese elm	10	25'/20'	fg	fp		C	EWR, DWR, SP
114	Chinese elm	9.5	25'/25'	fg	f		B	EWR, DWR, SP
115	Elm	11.5	25'/25'	fg	f		C	EWR, DWR, SP
116	Elm	11	25'/20'	fg	f		C	EWR, DWR, SP
117	Elm	5	20'/18'	f	f		C	EWR, DWR, SP
118	Elm	5	18'/16'	f	f		C	EWR, DWR, SP
119	Eucalyptus	31.5	65'/50'	f	fp	X	C	EWR, DWR, SP, CD at 10', stub cut
120	Valley oak	12.5	25'/20'	f	fp	X	C	EWR, DWR, SP, CD at 6'
121	Laurel	3/2/2/2	18'/10'	f	fp		C	EWR, DWR, SP, CD at base
122	Valley oak	12.5	25'/22'	fg	fp	X	B	EWR, DWR, SP, CD at 5.5'
123	Valley oak	14	30'/30'	fg	fp	X	C	EWR, DWR, SP, out of balance
124	Camphor	4.5	11'/8'	p	fp		D	RR, tree is 75% dead, no hope for recovery
125	Valley oak	12.8	30'/30'	f	fp	X	C	EWR, DWR, SP, out of balance, leaning
126	Monterey pine	12.6	30'/18'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 4.5'
127	Monterey pine	13.5	40'/20'	f	f	X	C	EWR, DWR, SP, RCE

TREE SURVEY DATA-APPENDIX D

TAG NO.	COMMON NAME	DIAMETER AT BREAST HEIGHT"	H'/W'	HEALTH	STRUCTURE	PROTECTED (X)	TREE DISPOSITION	NOTES, RECOMMENDATIONS
128	Monterey pine	21.5	35'/40'	fp	p	X	D	RR, poor structure, no hope for recovery
129	Coast live oak	15	32'/25'	f	fp	X	C	EWR, DWR, SP, CD at 6'
130	Coast live oak	8	25'/18'	f	fp		C	EWR, DWR, SP, CD at 6'
131	Monterey pine	17	48'/30'	f	f	X	C	EWR, DWR, SP, RCE
132	Monterey pine	17.3	40'/20'	f	f	X	C	EWR, DWR, SP, RCE
133	Monterey pine	19.5	40'/20'	fp	f	X	C	EWR, DWR, SP, RCE, consider removal
134	Valley oak	12	35'/20'	f	fp		C	EWR, DWR, SP, RCE, leaning
135	Valley oak	5.5	20'/15'	f	fp		C	EWR, DWR, SP, RCE, CD at 10'
136	Valley oak	12	30'/22'	f	fp		C	EWR, DWR, SP, RCE, CD at 7'
137	Valley oak	12.7	35'/25'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 5.5'
138	Valley oak	8	22'/15'	fp	f		C	EWR, DWR, SP, RCE
139	Valley oak	6	18'/15'	fp	fp		C	EWR, DWR, SP, RCE, CD at 6.5'
140	Valley oak	8.2	25'/18'	f	fp		C	EWR, DWR, SP, RCE, CD at 8'
141	Valley oak	9.5	30'/18'	f	fp		C	EWR, DWR, SP, RCE, CD at 12'
142	Callery pear	6	25'/8'	f	fp		C	EWR, DWR, SP, RCE, CD at 6.5'
143	Black locust	5	20'/18'	fp	fp		D	RR, CD at 5', thin canopy, trunk damage, no hope for recovery
144	Callery pear	6.5	25'/10'	f	fp		C	EWR, DWR, SP, RCE, CD at 6'
145	Pepper	44	40'/30'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 8'
146	Callery pear	8	30'/18'	f	fp		C	EWR, DWR, SP, RCE, CD at 7'
147	Black locust	7	25'/18'	f	fp		C	EWR, DWR, SP, RCE, CD at 7'
148	Callery pear	10	38'/15'	fg	fp		C	EWR, DWR, SP, RCE, CD at 7'
149	Callery pear	13.7	35'/35'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 7'
150	Laurel	6	18'/12'	f	fp		C	EWR, DWR, SP, trunk damage
151	Pepper	11.5	30'/20'	f	fp		C	EWR, DWR, SP, RCE, leaning
152	Pepper	17	40'/40'	f	fp	X	C	EWR, DWR, SP, RCE, leaning, CD at 8'
153	Pepper	15	45'/30'	f	fp	X	C	EWR, DWR, SP, RCE, CD at 8'
154	Pepper	22	45'/30'	f	fp		C	EWR, DWR, SP, RCE, CD at 8'
155	Ash	21/21/21	60'/40'	f	fp	X	C	EWR, DWR, SP, RCE, CD at base
156	Willow	13.5	25'/20'	f	fp		C	EWR, DWR, SP, RCE, CD at 6'
157	Coast Redwood	24	60'/20'	fg	fg	X	B	EWR, DWR
158	Coast Redwood	20.5	60'/18'	fg	fg	X	B	EWR, DWR
159	Coast Redwood	22.5	60'/20'	fg	fg	X	B	EWR, DWR
160	Coast Redwood	26	65'/20'	fg	fg	X	B	EWR, DWR
161	Callery pear	13	40'/20'	fg	fp		C	EWR, DWR, SP, CD at 6.5'
162	Blueblossom	3.5	9'/6'	f	fp		C	EWR, DWR, SP, CD at 3.5'
163	Artbutus	4	12'/8'	fg	f		B	EWR, DWR, SP
164	Willow	7.5	20'/15'	fg	fp		C	EWR, DWR, SP, leaning
165	Willow	7.3	20'/18'	fg	fp		C	EWR, DWR, SP, leaning
166	Callery pear	6.8	25'/12'	fg	fp		C	EWR, DWR, SP, CD at 4.5'
167	Callery pear	9.8	25'/15'	f	fp		C	EWR, DWR, SP, CD at 5.5'
168	Crape Myrtle	3	12'/5'	f	f		C	EWR, DWR, SP
169	Laurel	9.7	20'/18'	f	fp		C	EWR, DWR, SP, CD at 6'
170	Willow	8	18'/15'	fg	fp		C	EWR, DWR, SP, leaning
171	Willow	5.3	16'/10'	fg	f		C	EWR, DWR, SP
172	Laurel	2.5	9'/5'	f	fp		C	EWR, DWR, SP, multiple leaders at 6'
173	Callery pear	5	18'/10'	fg	fp		B	EWR, DWR, SP

A = Retain, condition warrants long-term preservation	0
B = Preservable, tree is a benefit and may be worthy of extensive effort or design accommodation.	27
C = May be preservable but is not worthy of extensive effort or design accommodation.	107
D = Recommend removal due to existing condition and/or structure.	15
TOTAL TREES	149
Total Protected Trees	50

KEY TO ACRONYMS

DWR - Dead Wood Removal pruning recommended.

EWR - End Weight Reduction: pruning to remove weight from limb ends, thus reducing the potential for limb failure(s).

RCE - Root Collar Excavation: excavating a small area around a tree that is currently buried by soil or refuse above buttress roots, usually done with a hand shovel.

SP - Structural pruning - removal of selected non-dominant leaders in order to balance the tree.

CD - Codominant Leader, two leaders with a narrow angle of attachment and prone to failure.

LCR-Live Crown Ratio.

TREE SURVEY DATA-APPENDIX D

TAG NO.	COMMON NAME	DIAMETER AT BREST HEIGHT"	H'/W'	HEALTH	STRUCTURE	PROTECTED (X)	TREE DISPOSITION	NOTES, RECOMMENDATIONS
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RR - Recommend Tree Removal based upon Health or Structure of tree.

Prop - Steel prop in concrete footing recommended to help support a tree/limb.

Cable - Recommend a steel cable(s) be installed to help support a weakly attached limb(s).

TREE ORDINANCE

Street Trees

Street trees are those located in the public right-of-way between the curb and sidewalk; in some locations, the public right-of-way may be up to 12 feet from the curb.

The City's Department of Transportation (DOT) provides no-cost permits for pruning street trees and oversees their removal. It is illegal to prune or remove a street tree without a permit; fines up to \$15,000 per tree may apply. Get a permit by visiting [DOT's Street Trees and Permits web page](#), or contact the City Arborist at 408-794-1901 or arborist@sanjoseca.gov.

Heritage Trees

The City's Heritage Tree List identifies more than 100 trees with special significance to the community because of their size, history, unusual species, or unique quality.

This list may be updated to add or delete certain trees; see the City's [Heritage Tree Map](#). Pursuant to [Chapter 13.28 of the San Jose Municipal Code](#), it is illegal to prune or remove a heritage tree without first consulting the City Arborist and obtaining a permit; fines up to \$30,000 per tree may apply. For questions regarding Heritage Trees, please contact the City Arborist at (408) 794-1901 or arborist@sanjoseca.gov.

Ordinance-Size Trees

An ordinance-size tree on private property is either:

Single Trunk - 38 inches or more in circumference at 4 1/2 feet above ground, or

Multi-trunk - The combined measurements of each trunk circumference, at 4 1/2 feet above ground, add up to 38 inches or more in circumference.

For multifamily, commercial, and industrial properties, a permit is required for the removal of trees of any size. For trees on these properties, a Tree Removal Permit is required if the tree is ordinance sized, or a Permit Adjustment is required if the tree is smaller than ordinance sized.

On multifamily, commercial, or industrial lots, a permit is required to remove a tree of any size. A Tree Removal Permit is required if the tree is ordinance-size.

Common Name	Latin Name
Poplar	<i>Populus sp.</i>
Crape myrtle	<i>Lagerstroemia sp.</i>
Golden rain tree	<i>Koelreuteria paniculata</i>
Eucalyptus	<i>Eucalyptus globulus</i>
Purple leaf plum	<i>Prunus cerasifera</i>
Southern magnolia	<i>Magnolia grandiflora</i>
Camphor	<i>Cinnamomum camphora</i>
Coast redwood	<i>Sequoia sempervirens</i>
Privet	<i>Ligustrum sp.</i>
Canary Island date palm	<i>Phoenix canariensis</i>
Liquidambar	<i>Liquidambar styraciflua</i>
Black locust	<i>Robinia pseudoacacia</i>
Coast live oak	<i>Quercus agrifolia</i>
Mulberry	<i>Morus sp.</i>
London plane	<i>Platanus x acerifolia</i>
Tallow	<i>Triadica sebifera</i>
Callery pear	<i>Pyrus calleryana</i>
Trident maple	<i>Acer buergerianum</i>
Elm	<i>Ulmus sp.</i>
Chinese elm	<i>Ulmus parvifolia</i>
Valley oak	<i>Quercus lobata</i>
Monterey pine	<i>Pinus Radiata</i>
Willow	<i>Salix sp.</i>
Ash	<i>Fraxinus</i>
Pepper	<i>Ulmus parvifolia</i>
Laurel	<i>Laurus nobilis</i>
Blueblossom	<i>Ceanothus thyrsiflorus</i>

Disclaimer: Urban Tree Management locates our Tree Inventory Numbers in *approximate* locations, for visual reference only. Field verification of tree locations and tree numbers is required before *any* actions are taken. Trunk diameters, locations, and species are not necessarily accurate on topographic maps. Urban Tree Management, Inc. does not create topographic survey maps and cannot be held liable for information therein.

PLANT LIST:

COMMON NAME	COMMON NAME	QTY.	SIZE	REMARKS
LANEDO	STRAWBERRY TREE	6	5 GAL.	MULTI-TRUNK
JACQUEMONTII	JACQUEMONTII BIRCH	9	5 GAL.	STANDARD
JERFA BIPINNATA	CHINESE FLAME TREE	3	15 GAL.	STANDARD
TROMIA I TUSCARORA	CRAPE MYRTLE	23	5 GAL.	STANDARD
LA BLOODGOOD	LONDON PLANE TREE	12	5 GAL.	STANDARD
C. NEWPORT	FLOWERING PLUM	6	15 GAL.	STANDARD
STONIA ROBUSTA	MEXICAN FAN PALM	14	7	BROWN TRUNK
PROPS HUMULIS	MEDITERRANEAN FAN PALM	1	24 BOX	MULTI-TRUNK
THUS ORIENTALIS	LILY-OF-THE-NILE	39	1 GAL.	24" O.C.
BOBESSENS	N.C.N.	0	1 GAL.	
SUS D. SPRENGERII	ASPARAGUS FERN	10	1 GAL.	
REGATA	FORTNIGHT LILY	76	1 GAL.	
SUS P MACULATA	SILVERBERRY	9	5 GAL.	
OCALLIS 'EVRON, YELLOW	DAYLILY	---	1 GAL.	12" O.C.
BERRIES JUBILEE	HOLLY	92	1 GAL.	
SUS C. GOLD COAST	JUNIPER	---	1 GAL.	
LA STOECHEAS	LAVENDER	---	1 GAL.	
D. HANDBLUR DWARF	HEAVENLY BAMBOO	---	1 GAL.	
LAM T. VARIEGATA	NEW ZEALAND FLAX	40	1 GAL.	
BA FRASER	N.C.N.	77	1 GAL.	
B. NANA	DWARF POMEGRANITE	---	1 GAL.	24" O.C.
EPIS I SPRING TIME	INDIA HAWTHORN	92	1 GAL.	
WPAFL D. 1400ARD HORN	MAJZANITA	13	1 GAL.	
ORUM ELLENODIS	N.C.N.	3	5 GAL.	
MA CONGESTUM COMPACTA	N.C.N.	184	1 GAL.	
'GOLDEN SWORD	YUCCA	2	5 GAL.	
ST T RUBY GLOW	BARBERRY	44	1 GAL.	
THUS H. VARIEGATUS	N.C.N.	24	1 GAL.	
OSPERIFRUM JASMINOIDES	STAR JASMINE	---	1 GAL.	24" O.C.
RS & VINES				
MA KIRKI	N.C.N.	---	FLATS	24" O.C.
ERMA COOPERI	N.C.N.	---	FLATS	12" O.C.
ASTER C. LIKANGI	COTONEASTER	---	1 GAL.	24" O.C.
A MONTEVIDENSIS	N.C.N.	---	FLATS	36" O.C.
DWARF FESCUE SOD	N.C.N.	---	SCD	
PIETHORN	N.C.N.	---	1 GAL.	36" O.C.
SPATHULIFOLIUM	N.C.N.	---	FLATS	12" O.C.
MITSUWA WHITE	GAZANIA	---	FLATS	12" O.C.
ITH-EMUM FLORBUNDA	N.C.N.	---	FLATS	12" O.C.
H. HAHNII	HAHNS IVY	---	FLATS	12" O.C.
ODYENIA UNGUIS-CATI	CAT'S CLAW	3	1 GAL.	TRAIN ON FENCE

PLANTING NOTES :

- Contractor to determine plant quantities from plan. Quantities shown in legend are for information only.
- Notify the Landscape Architect immediately in the event of any discrepancies between actual site conditions and this plan.
- Plant ground cover in shrub areas as noted. Use triangular spacing.
- Indicates plant key
Indicates plant quantity
- Ex. = existing
PA = planting area
Typ. = typical condition
- See sheets 3 & 4 for additional information.
- Tree grates by DURA ART STONE Model # 4-TOG-05-COLOR-MED with frames. Architect will select color.
- There will be no materials or plant materials substitutions without approval of the owner or the Landscape Architect.
- ALL SHRUB AREAS TO RECEIVE 3" LAYER OF CHIP MULCH.
- Contractor shall provide add-alternate bid for these areas.

CONSTRUCTION NOTES:

For additional information see details and specifications (Sheets L-5 and L-4).

All slopes planted with lawn not to exceed a 3:1 slope. All slopes planted with ground cover not to exceed a 2:1 slope.

Provide positive drainage away from all buildings (minimum 2% slope).

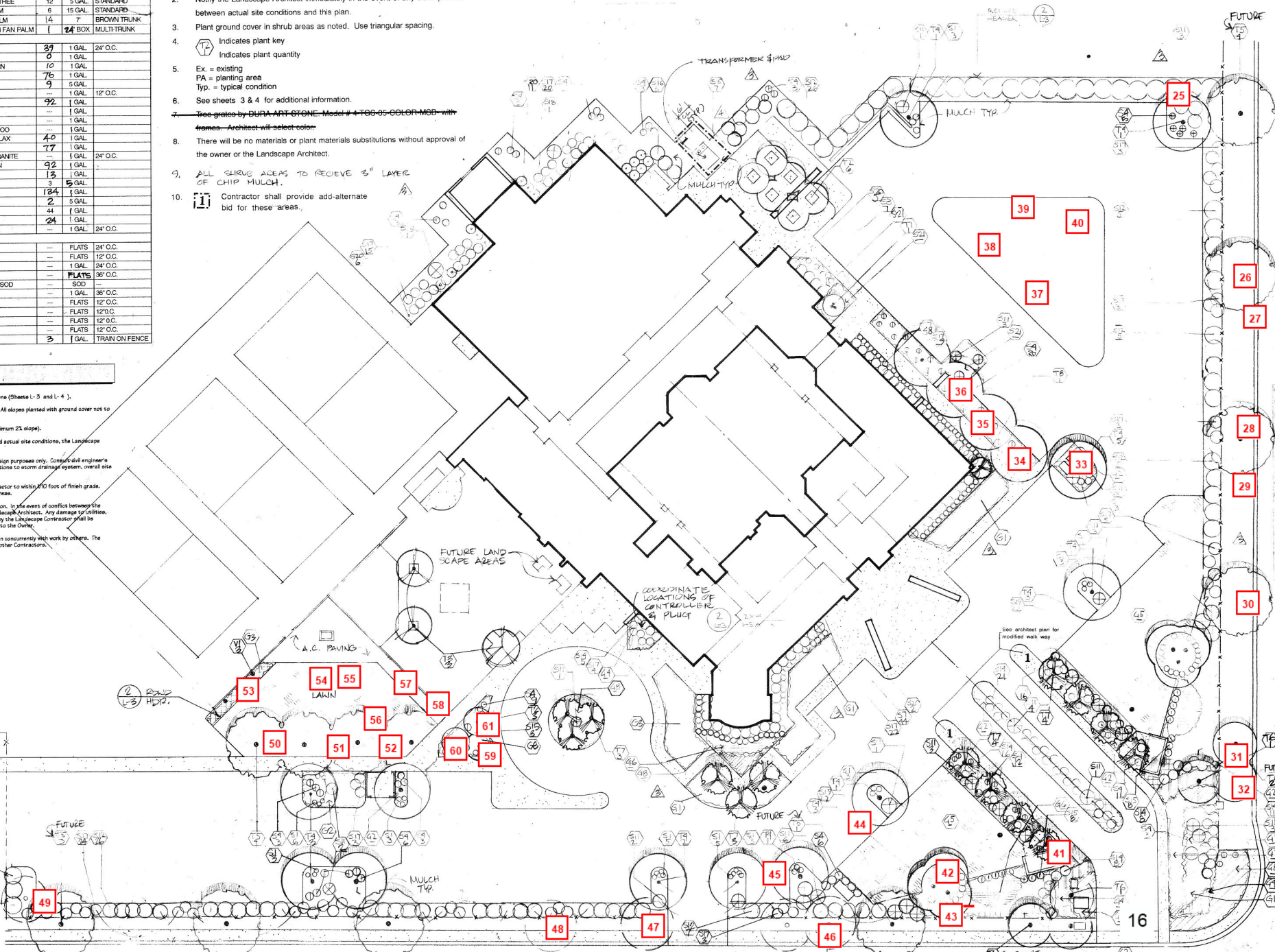
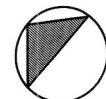
In the event of any discrepancies between this plan and actual site conditions, the Landscape Architect is to be notified immediately.

All grading and drainage is shown conceptually for design purposes only. Consider civil engineer's drainage for actual contours, area drain type, connections to storm drainage system, overall site drainage, and spot elevations.

Entire site is to be rough graded by the grading contractor to within 100 feet of finish grade. Landscape contractor is to fine grade all landscape areas.

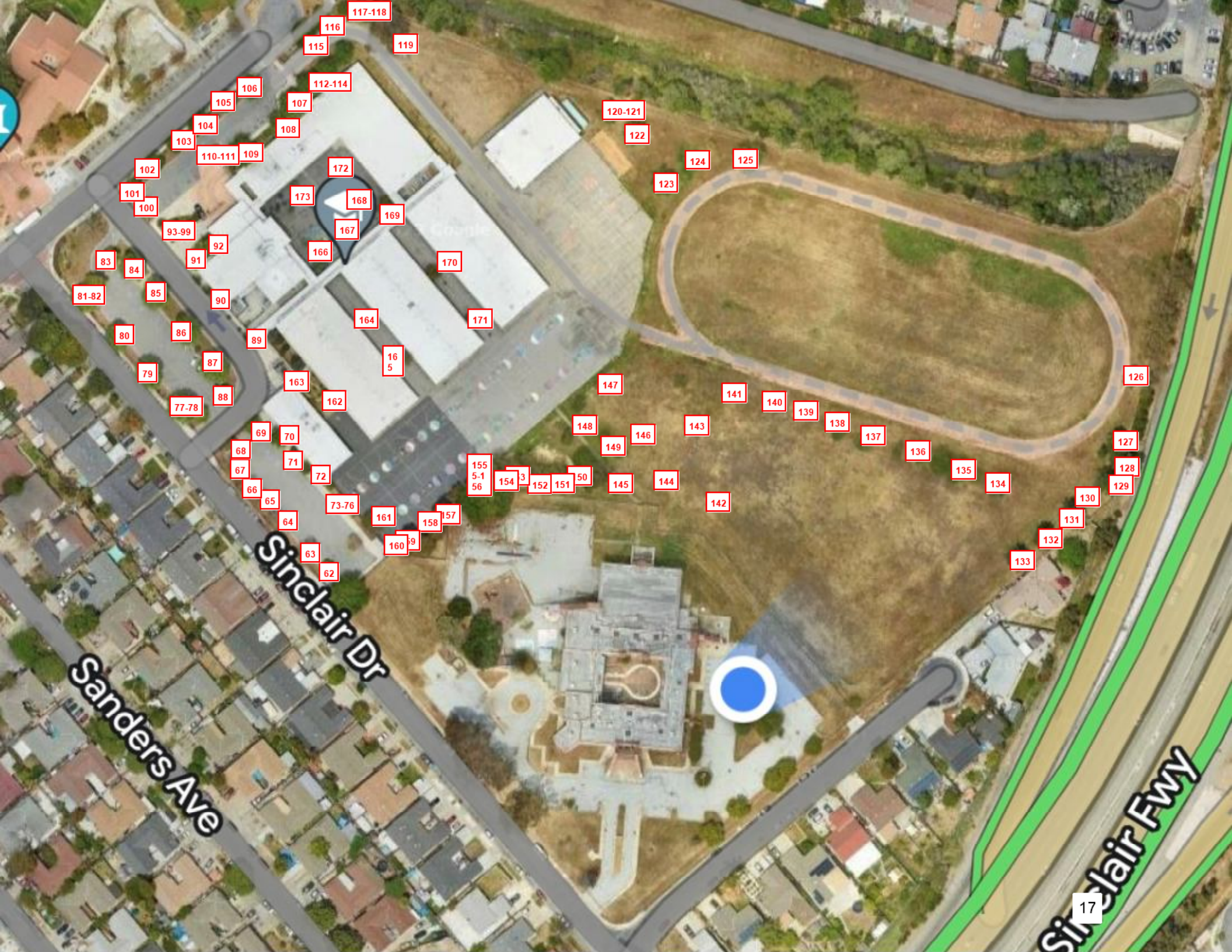
All site utilities are to be protected during construction. In the event of conflicts between the plans and utilities the contractor shall notify the Landscape Architect. Any damage to utilities, structures, or other features to remain, and caused by the Landscape Contractor shall be replaced or repaired by the Contractor at no expense to the Owner.

The work in these drawings and specifications may run concurrently with work by others. The Landscape Contractor shall coordinate the work with other Contractors.



SINCLAIR DRIVE LANDSCAPE PLANTING PLAN

LAVONNE AVENUE SITE IMPROVEMENTS



Sinclair Dr

Sanders Ave

Sinclair Fwy