

# **APPENDIX B**

## ***Tree Preservation Report***



## **TREE PRESERVATION REPORT FOR PENINSULA HEIGHTS**

2655, 2755, 2800 & 2988 Campus Drive, San Mateo



February 6, 2020 (Revised 5/21/20 per plan check comments & retaining wall changes)

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## SCOPE OF WORK

Per the City of San Mateo Landscape Ordinance Chapter 27.21 (*revised 5/21/20*) and the Planning Application Guide, the scope of work includes:

- Tag, identify, measure and assess trees  $\geq 6$ " in diameter at 48" above grade, on or overhanging the property that may be encroached by construction. (Multi-stemmed trees will be noted as such, but only the largest diameter will be measured.)
- Note trees that are considered "Heritage", defined as:
  - Any bay (*Umbellularia californica*), buckeye (*Aesculus* spp.), oak (*Quercus* spp.), cedar (*Cedrus*), redwood (*Sequoia*) tree with a diameter of 10" or more measured at 48" above grade.
  - Any tree or stand of trees designated by City Council to be of special historical value or of significant community benefit.
  - A stand of trees, the nature of which makes each dependent on the others for survival.
  - Any other tree with a trunk diameter of 16" or more, measured at 48" above grade.
- Provide tree dripline dimensions and approximate tree locations for civil plan.
- Assess proposed improvements for potential encroachment.
- Based on proposed encroachment, tree health, structure, and species susceptibility, make recommendations for preservation.
- Provide appraised values of all trees that will be removed; complete and provide the Existing Tree Evaluation Schedule with Landscape Unit Values worksheet in Excel format.
- Provide tree protection fencing locations & other notes for civil & landscape drawings.

Changes in this revised report are noted with "*revised 5/21/20*".

## PROJECT SUMMARY

The 26-acre project site is roughly divided into two halves, with 2655 & 2755 Campus Drive comprising the south parcel and 2800 & 2988 Campus Drive comprising the north parcel (Figure 1). The proposed improvements also extend northeast of the existing roundabout at the end of Campus Drive, via a fire access road which transitions into 26<sup>th</sup> Avenue.

Both parcels are presently home to office parks, each with one building and a large parking lot. The developed areas are also the only leveled areas on each property; their surroundings consist of natural or planted hillsides. The proposed project will demolish all existing structures to construct residential units, including 3-4 story townhomes & detached single-family units. Heavily engineered retaining walls will be constructed throughout both parcels, which require significant cut and fill. The scope of work along 26<sup>th</sup> Avenue is limited to the installation of a new fire access gate.

Some trees and landscaped areas are present next to the buildings or as parking lot planters, but the bulk of the trees are found on the hillsides along the property lines. I included 412 trees in my tree inventory, 182 of which meet the city's definition of a "heritage" tree. The existing trees consist of twenty-seven (27) distinct species. Since extensive grading and demolition will be needed to construct the proposed homes and retaining walls, the majority of the existing trees will need to be removed. It is my opinion that a total of 327 trees will need to be removed to accommodate the proposed project, including 145 Heritage trees (*revised 5/21/20*).

The remaining eighty-five (85, *revised 5/21/20*) trees can be retained given that the protection measures within this report are followed. However, some of the trees that are proposed for preservation are already in decline. They are likely to die soon or continue to decline, regardless of construction.



Figure 1. The 26-acre project area is divided into a north and south parcel, as shown in this capture from an early plan set (dated 5/8/19).



## ASSUMPTIONS & LIMITATIONS

This report is based on three site visits in October 2019 (pre-survey) and one follow-up site visit on January 7, 2020 (post-survey). The most recent relevant plans I reviewed included the following:

- Site plan (dated 1/15/2020)
- Tree Removal & Mitigation Plan by JETT Landscape Architecture + Design (undated, received 1/20/2020; plan for north parcel dated 2/27/20 (*revised 5/21/20*))
- Grading plan for north parcel by BKF (dated 2/3/20 – only reviewed revised retaining wall by tree #393)

I based my assessment of tree encroachment on guidance from JETT Landscape Architecture + Design regarding the grading limit (10' beyond MSE retaining walls, 2' beyond all other walls). It is my understanding that the client will make their best effort to save off-site or co-owned trees where possible; however, some of the trees are already in significant decline. These trees are likely to continue to decline regardless of construction.

It was assumed that the trees and proposed improvements were accurately surveyed on the provided plans. The bulk of the tree inventory (trees #1-371) was completed before the survey in order to provide notes and tree tag numbers for the surveyors' reference. Once I received the survey, I returned to the site in January 2020 to add trees that I had previously omitted (tags #372-425). Some, but not all, of the omitted trees had been surveyed, so I approximately located the remaining trees on my Tree Protection Plan. My assessment of construction encroachment & tree protection recommendations are only as applicable as my estimate of the trees' locations is accurate.

A few trees were tagged by me but not located by the surveyors, likely due to dense existing brush (Figure 2). Their precise locations are not important since they are located either well within or well beyond the proposed grading limits.

The health and structure of the trees were assessed visually from ground level. No drilling, root excavation, or aerial inspections were performed. Internal or non-detectable defects may exist and could lead to part or whole tree failures. Due to the dynamic nature of trees and their environment, it is not possible for arborists to guarantee that trees will not fail in the future.



Figure 2. Oak #11 was hidden in brush below a hedge. Although it was not surveyed, its precise location is not crucial.

## DISCUSSION

### Species & Condition Diversity

Monterey pine (*Pinus radiata*) makes up 21.4% of the total tree count with 88 trees, followed by coast live oak (*Quercus agrifolia*, 20.1%), coast redwood (*Sequoia sempervirens*, 12.4%), blue gum (*Eucalyptus globulus*, 9.2%), and London planetree (*Platanus x acerifolia*, 6.1%). Except for one California bay and six Monterey cypresses, the remaining trees consist of non-native ornamental species. These include but are not limited to ornamental pear, pepper, acacia, pines, elm, holly & cork, camphor, and sweet gum.

Trees are mostly found in one of two locations: in restricted planters near buildings or hardscape, or on hillsides along the property lines. Those in restricted planters are more likely to have better structures but worse health (due to lack of growing space, Figure 3). Conversely, those on the hillsides have compromised structure due to crowding by adjacent trees. I suspect that the health of the hillside trees is negatively impacted by an outdated irrigation system, inadequate landscape maintenance, and poor water retention on slopes. In particular, the west hillside at 2800 Campus Drive is heavily wooded with large trees and dense understory shrubs; the original plantings appear to be self-seeding, further increasing competition for established trees. The table below shows a general breakdown of tree conditions; the majority falls into the fair range in both categories.



Figure 3. Trees in parking lot planters are generally in poor shape due to limited rooting space (oaks #43 & 44 above). The camphors and magnolias by the building in the background were in similar condition.

Table 1. Tree condition ratings

Condition Rating	Health	Structure
Good	22.1% (91)	18.9% (78)
Good-Fair	15.5% (64)	12.1% (50)
Fair	26.9% (111)	40.8% (168)
Fair-Poor	19.7% (81)	19.7% (81)
Poor	9.7% (40)	8.3% (34)
Very Poor	5.8% (25)	0.2% (1)

### Construction Encroachment

Trees provide a multitude of ecosystem services and aesthetic benefits both to their subject properties and to the greater area as a whole. Mature trees provide proportionately greater benefits than young trees, and it takes decades for a newly planted tree to catch up. Thus, preserving as many trees as possible is prudent for maintaining the benefits provided by the urban forest.



Younger & healthier trees are generally more tolerant of root loss and soil compaction, regardless of a species' tolerance of root disturbance. Construction can also occur closer to younger trees without incurring significant damage. Saving mature, large, and aging trees requires much more space and effort. Preservation of large trees becomes more difficult if there is limited flexibility in the design.

Highly engineered retaining walls between 4'-25' tall are proposed at the property lines. Per JETT guidance, the anticipated grading limit is 10' beyond mechanically stabilized earth (MSE) walls and 2' beyond all other types of walls. Large equipment will be required for grading & wall construction of this scale. An equipment operator's ability to work carefully around trees typically decreases with the size of the machine and the extent of grading. I considered the design to be inflexible in terms of tree preservation, since extensive grading is required. Any tree within the anticipated grading limits was automatically noted as a removal.

For the remaining trees, I referenced the structural root plate (SRP) as the initial criteria, which is the area adjacent to the trunk where the largest diameter supportive roots are found. As trees grow larger, their SRP "extends" further from the trunk with increasing root diameter. Excessive severing of roots within the SRP increases the likelihood of whole tree failure. For the purposes of review, a generic estimate of the SRP is calculated at five times the trunk diameter. Deviations are common, such as in cases of root competition from other trees, previous disturbance (e.g. trenching), and growth-limiting subsurface conditions. If the grading limit fell well within a tree's SRP, I recommended removal. Otherwise, I considered the species tolerance to construction in combination with the tree's health and age. I found that trees fell into a clear "remove" or "preserve" category.

I identified fourteen off-site or co-owned trees (#114, 115, 345, 348, 351, 354, 355, 360-363, 378, 380, 422) that would be subjected to high encroachment and would need to be removed if the project were constructed as designed. Since the client intends to make their best effort to preserve off-site & co-owned trees, I provided minimum clearances based on the trees' SRPs. Not all trees fit the criteria for ideal candidates for preservation, especially the eucalyptuses along the north property line of the north parcel (Figure 4). Most of the eucalyptuses were in decline; a few are likely to die soon. Supplemental irrigation may improve tree health or increase their resilience to construction impacts, but it may be a poor investment for the trees in the worst condition. I expect the declining trees to continue on their downward mortality spiral regardless of construction.

The proposed retaining walls were slightly adjusted since the initial submittal, with changes such as the use of Verdura wall systems in some areas and a reduction of grading in others. This requires removal of trees #321-323 and allows for the retention of #242 & 243. (revised 5/21/20).



Figure 4. Eucalyptus #354 is an example of an off-site tree that is in decline. Although it is not an ideal candidate for preservation, I provided minimum clearances to reduce root encroachment. It is likely to continue to decline regardless of construction.



## TREE ENCROACHMENT SUMMARY

- Trees that will need to be removed: #1-6, 23-34, 36-62, 64, 65, 70-74, 80-110, 112, 113, 116-195, 197, 199-211, 217, 218, 223-240, 244-249, 251-257, 261-275, 277-320, 321-344, 346, 347, 349, 350, 352, 353, 356-359, 364-371, 375, 376, 381-391 & 425 (327 trees, *revised 5/21/20*)
- Trees to be saved that will be subjected to dripline encroachment: #22, 35, 63, 69, 75-79, 111, 114, 115, 214, 216, 221, 243, 259, 260, 345, 348, 351, 354, 355, 360-363, 378-380, 395, 396, 399, 400, 421, 422, 424 (37 trees, *revised 5/21/20*)
- Trees to be saved whose driplines will not be encroached: #7-21, 66-68, 196, 198, 212, 213, 215, 219, 220, 222, 241, 242, 250, 258, 372-374, 377, 392-394, 397, 398, 423, 426-433 (48 trees, *revised 5/21/20*)

## TREE PROTECTION PLAN / RECOMMENDATIONS

Tree protection recommendations shall be printed on all relevant site plans, along with tree trunk locations & tag numbers. **The Tree Protection Plan is to be thoroughly reviewed by all contractors & properly implemented during each phase of construction as delineated below (revised 5/21/20).**

### Pre-Construction Phase

- Prior to the start of construction, the contractors and subcontractors shall meet on site to discuss tree protection measures and fencing protocol with the project arborist (e.g. during pre-construction meeting) (revised 5/21/20).
- Remove trees #1-6, 23-34, 36-62, 64, 65, 70-74, 80-110, 112, 113, 116-195, 197, 199-211, 217, 218, 223-240, 244-249, 251-257, 261-275, 277-320, 321-344, 346, 347, 349, 350, 352, 353, 356-359, 364-371, 375, 376, 381-391 & 425 (327 trees, revised 5/21/20).
- Mulch from tree removals may be spread out to a depth of 4" under the driplines of trees that will be retained, keeping at least 12" away from the trunks.
- Prior to construction or grading, contractor shall install 6' chain-link fencing to construct a temporary Tree Protection Zone (TPZ) around each tree or grove of trees as indicated on the tree protection plan. Fencing shall be securely attached to metal posts, firmly driven into the ground. Other types of fencing are not permissible as they are easily encroached.
- TPZ fencing shall remain in an upright sturdy manner from the start of grading until the completion of construction. Fencing shall not be adjusted or removed without consulting the project arborist.

### Foundation, Grading, and Construction Phase

- The project arborist shall be on-site during grading within the driplines of the co-owned/off-site trees along the north property line of the north parcel, and the east-southeast property line of the south parcel. If appropriate, roots  $\geq 2$ " in diameter shall be cleanly pruned with a handsaw or sawzall, immediately covered, and kept moist till backfilled. (revised 5/21/20)
- All pruning shall be performed by personnel certified by the International Society of Arboriculture (ISA). All pruning shall adhere to ISA and American National Standards Institute (ANSI) Standards and Best Management Practices.
- Should Tree Protection Zone (TPZ) encroachment be necessary, the contractor shall contact the project arborist for consultation, and recommendations.
- Contractor shall keep TPZs free of all construction-related materials, debris, fill soil, equipment, etc. The only acceptable material is mulch spread out beneath the trees.
- Should any damage to the trees occur, the contractor shall promptly notify the project arborist to make recommendations to appropriately mitigate the damage.

### Landscaping Phase

- Tree Protection Zone (TPZ) fencing shall remain in place with the same restrictions until landscape contractor notifies and meets with project arborist.
- Avoid all fill work, grade changes, and trenching within driplines unless it is performed by hand, and approved by project arborist.
- Pipes shall be threaded under or through large roots without damaging them.
- All planting and irrigation shall be kept a minimum of 10' away from native oaks. All irrigation within the driplines shall be targeted at specific plants, such as drip emitters or bubblers. No overhead irrigation shall occur within the driplines of native oaks.
- All planting within oak driplines shall be compatible with oaks, consisting of plant material that requires little to no water after two years' establishment. A list of oak-compatible plants can be found in a publication from the California Oak Foundation, available at: <http://californiaoaks.org/wp-content/uploads/2016/04/CompatiblePlantsUnderAroundOaks.pdf>

Thank you for the opportunity to provide this report, and please do not hesitate to contact me if there are any questions or concerns.

Sincerely,

A handwritten signature in dark ink, appearing to read 'Jennifer Tso', with a stylized, cursive script.

Jennifer Tso  
Certified Arborist #WE-10270A  
Tree Risk Assessor Qualified

**APPENDIX 1: TREE INVENTORY & ASSESSMENT TABLE**

**#s:** Each tree was given a square tag from #1-432. Not all tree tags were used, in particular #276 & the 401-420 sequence. Due to dense brush & existing structures, tags were applied where trunks were clear, in general facing the direction of travel.

**Diam (Diameter):** Trunk diameters in inches were measured at 4' above average grade with a diameter tape. Height of measurement may deviate from the standard on atypical trunks; deviations are noted under the "Comments" section.

Health & Structural Condition Rating

**Dead:** Dead or declining past chance of recovery.

**Poor (P):** Stunted or declining canopy, poor foliar color, possible disease or insect issues. Severe structural defects that may or may not be correctable. Usually not a reliable specimen for preservation.

**Fair (F):** Fair to moderate vigor. Minor structural defects that can be corrected. More susceptible to construction impacts than a tree in good condition.

**Good (G):** Good vigor and color, with no obvious problems or defects. Generally more resilient to impacts.

**Very Good (VG):** Exceptional specimen with excellent vigor and structure. Unusually nice.

**Dripline R:** Average canopy radius was visually estimated; asymmetrical canopies are noted with the cardinal direction in which the canopies grow.

Age

**Young (Y):** Within the first 20% of expected life span. High resiliency to encroachment.

**Mature (M):** Between 20% - 80% of expected life span. Moderate resiliency to encroachment.

**Overmature (OM):** In >80% of expected life span. Low resiliency to encroachment.

**H (Heritage):** X denotes a Heritage tree per the city's heritage tree ordinance.

**DE:** Dripline Encroachment (X indicates encroachment)

**CI:** Anticipated Construction Impact (L = Low, M = Moderate, H = High)

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
1	White birch ( <i>Betula pendula</i> )	10	F	G	12	M		X	H	5' from proposed retaining wall. Poor species for retention (water use and sensitivity).	Remove.
2	White birch	7	G-F	G	10	M		X	H	1' from proposed grading.	Remove.
3	White birch	13	F	G-F	12	M		X	H	Top slightly sparse. In proposed grading.	Remove.
4	White birch	9	F-P	G-F	8	M		X	H	Top dying. In proposed grading.	Remove.
5	White birch	11	F-P	F	8	M		X	H	Large canker growth at 4'. Top declining. 2' from proposed grading.	Remove.
6	White birch	14	G-F	F	12	M		X	H	Vertical scaffolds resulting from reduction cuts. 3' from proposed grading.	Remove.
7	London planetree ( <i>Platanus x acerifolia</i> )	17	G-F	F	18	M	X		L	Minor lions' tailing. 30' from proposed curb construction.	None.
8	London planetree	28	G	F	18	M	X		L	Scaffold branches have minimal lower foliage. 20' from proposed gate.	None.
9	London planetree	20	F	F	20	M	X		L	Vase shaped crown. 25' from proposed gate.	None.
10	London planetree	14	G	F	18	M			L	Co-dominant stems at 8'. Clear of construction.	None.
11	Coast live oak ( <i>Quercus agrifolia</i> )	10	G-F	F	20E	Y	X		L	Phototropic lean to E. On slope below hedge. Clear of construction.	None.



#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
12	Coast live oak	17	G	G	18	M	X		L	On slope below hedge. Asymmetrical canopy. Clear of construction.	None.
13	Coast live oak	8	G	F-P	25SW	Y			L	Phototropic lean; understory tree. Trunk with kink at 4'. Clear of construction.	None.
14	Coast live oak	8	G	F	15S	M			L	Multiple stems at 3.5'. Clear of construction.	None.
15	Coast live oak	6	G	G-F	6	Y			L	Clear of construction.	None.
16	Coast live oak	9	F	F	6	Y			L	Co-dominant stems at 1' with included bark (secondary stem with no lower foliage). Clear of construction.	None.
17	Coast live oak	7	G	F	15SW	Y			L	Phototropic lean to SW. Clear of construction.	None.
18	Coast live oak	6	F	F	10	Y			L	Co-dominant stems at 3.5'. Poison oak. Clear of construction.	None.
19	Blue gum ( <i>Eucalyptus globulus</i> )	6	G	G-F	6	Y			L	Clear of construction.	None.
20	Blue gum	11	G	P	10	M			L	Large secondary stem at 2'. Clear of construction.	None.
21	Blue gum	53	F	F-P	25	M	X		L	Co-dominant stems and long scaffold branches. Clear of construction.	Install temporary protection fencing.
22	Blue gum	37	F	F-P	20	M	X	X	M	Co-dominant stems at 10'. Multiple large stems removed within 6' of grade. 23' from proposed retaining wall grading.	Install temporary protection fencing.
23	Coast live oak	10	G-F	F	10	Y	X	X	H	Multiple stems at 2'. In proposed grading.	Remove.
24	Coast live oak	26	G-F	F	20	M	X	X	H	Measured at base; 3 stems at 2'. In proposed grading.	Remove.
25	Coast live oak	20	G-F	F	20	M	X	X	H	Co-dominant stems at 2'; diameter measured below. Pruned away from unit. In proposed retaining wall.	Remove.
26	Coast live oak	8	G	F	8	Y		X	H	Co-dominant stems at 1.5'. In proposed driveway.	Remove.
27	Holly oak ( <i>Quercus ilex</i> )	7	G	P	8	M		X	H	Multiple trunks at base with additional splits above. In proposed grading.	Remove.
28	Deodar cedar ( <i>Cedrus deodara</i> )	11	G	G	12	M	X	X	H	Nice tree. In proposed grading.	Remove.
29	Deodar cedar	11	G	G	10	M	X	X	H	30' in from corner of building. In proposed grading.	Remove.
30	Holly oak	7	G	F	8	Y		X	H	Co-dominant stems at base. In proposed grading.	Remove.
31	Coast live oak	15	G-F	F-P	18	M	X	X	H	Sided away from building; resprouting. In proposed grading.	Remove.
32	Coast live oak	14	G	G-F	18	M	X	X	H	Co-dominant stems at 9' with wide attachment. Small twig dieback throughout entire canopy; no consistent pattern. In proposed grading.	Remove.
33	Holly oak	7	G	F-P	8S	Y		X	H	Co-dominant stems at 6'. Sunburn on S side of trunk. In proposed grading.	Remove.
34	Coast live oak	7	F	F	10	Y		X	H	Co-dominant stems at 2'. Severe mealybug & sooty mold. 5' from proposed retaining wall.	Remove.
35	Coast live oak	7	F	F	6	Y		X	H	<b>Off-site tree.</b> In grove. Stunted growth. 12' from proposed retaining wall; 2' from proposed grading. Young tree with higher resilience to construction.	Install temporary protection fencing.
36	Coast live oak	7	F	G	6	Y		X	H	In proposed grading/retaining wall.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
37	Coast live oak	6	G-F	G	6	Y		X	H	In proposed grading.	Remove.
38	Coast live oak	9	G	F	15	M		X	H	Multi-trunked tree. In proposed grading.	Remove.
39	Coast live oak	10	G-F	F	15	M	X	X	L	2 Co-dominant trunks. Slightly sparse and stunted canopy. 10' from proposed retaining wall.	Remove.
40	Holly oak	7	G	G-F	8	Y		X	H	Behind hedge. In proposed grading.	Remove.
41	Coast live oak	11.5	G	G-F	10	M	X	X	H	Next to parking lot, approx. 1' from fence. (fence or curb?) In proposed grading.	Remove.
42	Coast live oak	19	F	F-P	25NES	M	X	X	H	Large co-dominant stems at 1' with elongated scaffolds, 19" & 19" diameter. Buried in several feet of wood chips. No branching on W side of tree due to pine that was removed. In proposed grading/retaining wall.	Remove.
43	Coast live oak	15	VP	F	12	OM	X	X	H	Very sparse & unlikely to recover. In parking lot planter. In proposed grading.	Remove.
44	Coast live oak	12	VP	F	12	OM	X	X	H	Very sparse & unlikely to recover. In parking lot planter. In proposed grading.	Remove.
45	Southern magnolia ( <i>Magnolia grandiflora</i> )	8	F-P	F	12	M		X	H	Next to building; small planter. Sparse canopy. In proposed grading.	Remove.
46	Camphor ( <i>Cinnamomum camphora</i> )	17	F-P	P	10	M	X	X	H	Elongated scaffold to west. Minimal canopy. In proposed grading.	Remove.
47	Camphor	9	F-P	P	10N-W	M		X	H	Elongated scaffolds with epicormic sprouting. In proposed grading.	Remove.
48	Camphor	14	F	F-P	12	M		X	H	Multiple stems at 9'; vertical secondary branches. In proposed grading.	Remove.
49	Southern magnolia	6.5	F	F	8	M		X	H	Sparse canopy. Sunburned trunk. In proposed grading.	Remove.
50	Camphor	15	F-P	F-P	15	M		X	H	Overpruned and thinned. Vertical secondary stems resulting from sprouting. In proposed grading.	Remove.
51	Camphor	13	F	P	18	M		X	H	Lions' tailed; all canopy at top. In proposed grading.	Remove.
52	Camphor	9	P	F-P	6	M		X	H	Lions' tailed; recently pruned; weak sprouting. In proposed grading.	Remove.
53	Camphor	12	P	P	15	M		X	H	sprouting from scaffold branches. In proposed grading.	Remove.
54	Camphor	15	F-P	F-P	15	M		X	H	Large elongated scaffolds. Declining canopy. In proposed grading.	Remove.
55	Southern magnolia	8	F-P	F	10	M		X	H	Multi-stemmed shrub form; large second stem 7" with smaller stems. Canopy dieback. In proposed grading.	Remove.
56	Southern magnolia	10	P	F	12	M		X	H	Sparse canopy with dieback. Multiple stems. In proposed grading.	Remove.
57	Purple leaf plum ( <i>Prunus cerasifera</i> )	12	F	F	10	M		X	H	Circling roots. Fungus on scaffold branch. In proposed grading.	Remove.
58	Purple leaf plum	12	F	F	10	M		X	H	Circling roots with mower damage. Crowded multiple stems at 4'. In proposed grading.	Remove.
59	Purple leaf plum	13	F	F	19	M		X	H	Co-dominant stems at 4' with included bark. In proposed grading.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
60	Monterey pine ( <i>Pinus radiata</i> )	38	F	F-P	25	OM	X	X	H	Co-dominant elongated stems at 8'. Damaging hardscape. Surface roots damaged by mower. In proposed grading; proposed sidewalk adjacent to base of tree; parking 10' from tree..	Remove.
61	Purple leaf plum	12	G-F	F	15	M		X	H	Multiple stems at 4'. In proposed grading.	Remove.
62	London planetree	28	G	G	20	M	X	X	H	Damaging hardscape. Co-dominant stems at 9'. In proposed grading.	Remove.
63	London planetree	13	F	G-F	15	M		X	M-H	6' from proposed grading. Resilient species.	Install temporary protection fencing.
64	Purple leaf plum	12	F-P	F-P	8	OM		X	H	Declining tree; all bark on SW side of trunk is cankered and falling off. In proposed grading.	Remove.
65	Purple leaf plum	6	F	F	6	M		X	H	2' from proposed grading.	Remove.
66	Purple leaf plum	6	F-P	F	4	M			L	Narrow Co-dominant stems at 3'. Proposed grading 6' from tree. Not good specimen.	Install temporary protection fencing.
67	Purple leaf plum	8	F	F	10	M			L	Co-dominant stems at 3.5'. Proposed retaining wall grading 15' from tree. Not good specimen.	Install temporary protection fencing.
68	London planetree	18	F-P	F	15	M	X		L	Sparse canopy with dying epicormic sprouts. Clear of construction.	Install temporary protection fencing.
69	London planetree	13	F-P	F	18	M		X	M	Stunted growth. 8' from proposed grading.	Install temporary protection fencing.
70	Coast redwood ( <i>Sequoia sempervirens</i> )	14	P	G	12	M	X	X	H	Moderately sparse canopy. In proposed grading.	Remove.
71	Coast redwood	23	F	G	15	M	X	X	H	Slight sparse canopy. In proposed grading.	Remove.
72	Coast redwood	31	F-P	G	15	M	X	X	H	Sparse canopy. In proposed grading.	Remove.
73	Coast redwood	19	VP	F	15	OM	X	X	H	Very sparse canopy with stunted epicormic sprouts; top dead. In proposed grading.	Remove.
74	Coast redwood	21	VP	F	10	OM	X	X	H	Very sparse canopy with dead top. In proposed grading.	Remove.
75	London planetree	11	F-P	F	10	M		X	L-M	Stunted growth and sprouting. 8' from proposed grading.	Install temporary protection fencing.
76	London planetree	11	G-F	F	12	M		X	L	7' from proposed grading.	Install temporary protection fencing.
77	London planetree	11	F-P	F	10	M		X	L-M	Moderate sized dieback. 7' from proposed grading.	Install temporary protection fencing.
78	London planetree	20	G-F	G-F	18	M	X	X	M	Sprouting from lower trunk. 7' from proposed grading.	Install temporary protection fencing.
79	London planetree	12	F-P	F-P	15	M		X	M	Sparse canopy with weak & dead sprouts. 6' from proposed grading.	Install temporary protection fencing.
80	Coast redwood	23	P	F	10	M	X	X	H	Very sparse canopy. In proposed grading.	Remove.
81	Coast redwood	12	P	F	8	OM	X	X	H	Very sparse and chlorotic canopy. In proposed grading.	Remove.
82	Coast redwood	28	F-P	F	15	M	X	X	H	Moderately sparse canopy. In proposed grading.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
83	Coast redwood	32	F-P	F	15	M	X	X	H	Top dead. 25' from proposed grading. In proposed grading.	Remove.
84	London planetree	14	F-P	F	15	M		X	H	Sparse canopy with stunted sprouts. 2' from proposed grading.	Remove.
85	London planetree	6	P	F-P	8	M		X	H	Two top stems dead plus smaller dead branches. Clear of proposed grading. Poor condition.	Remove.
86	Coast redwood	14	F-P	F	10	M	X	X	H	Top was removed; sparse canopy. Ivy climbing trunk. 13' from proposed grading. Not great candidate for preservation.	Remove.
87	London planetree	12	F	F	10	M		X	H	U shaped co-dominant stems at 9'. Clear of uphill grading; minimal benefit to property.	Remove.
88	London planetree	11	F-P	F	6	M		X	H	Mostly sprouting along scaffold branches. 36' from proposed grading. Not great candidate for preservation.	Remove.
89	London planetree	8	P	P	4	M		X	H	Few scaffold branches. 10' from proposed grading. Not great candidate for preservation.	Remove.
90	London planetree	14	P	F	15	M		X	H	Sparse canopy; all foliage at tips. 5' from proposed grading.	Remove.
91	Chinese elm ( <i>Ulmus parvifolia</i> )	13	G	G-F	20	M		X	H	Large exposed root to south. In proposed grading.	Remove.
92	Chinese elm	12	G	F	20E	M		X	H	Phototropic lean to east. In proposed grading.	Remove.
93	Chinese elm	17	G-F	G-F	25	M	X	X	H	In proposed grading.	Remove.
94	Ash ( <i>Fraxinus</i> sp.)	21	F	F	18	M	X	X	H	Damaging hardscape. In proposed grading.	Remove.
95	Canary Island pine ( <i>Pinus canariensis</i> )	18	G	F	10	M	X	X	H	Canopy one sided due to adjacent tree. In proposed grading.	Remove.
96	Canary Island pine	29	G	G	12	M	X	X	H	In proposed grading.	Remove.
97	Coast redwood	41	F-P	G	10	M	X	X	H	Sparse upper canopy. In proposed grading.	Remove.
98	Coast redwood	43	F-P	G	12	M	X	X	H	Sparse upper canopy. In proposed grading.	Remove.
99	Coast redwood	45	F	G	15	M	X	X	H	Co-dominant stems at top. In proposed grading.	Remove.
100	Coast redwood	47	F	G	10	M	X	X	H	Sparse top. In proposed grading.	Remove.
101	Brisbane box ( <i>Lophostemon confertus</i> )	8	G	P	6	M		X	H	Broken top; canopy all vertical sprouts. In proposed grading.	Remove.
102	Sweet gum ( <i>Liquidambar styraciflua</i> )	10	G	F-P	6	M		X	H	Co-dominant stems at 12'; elongated scaffolds. Top dying. Hardscape replaced nearby. In proposed grading.	Remove.
103	Sweet gum	13	G-F	F	10	M		X	H	Pruned away from building. In proposed grading.	Remove.
104	Sweet gum	10	G	F	6	M		X	H	Co-dominant stems at 10'. Pruned away from building. In proposed grading.	Remove.
105	Sweet gum	7	G	F	8	M		X	H	Co-dominant stems at 7'. Pruned away from building. In proposed grading.	Remove.
106	Sweet gum	9	F-P	F	8	M		X	H	Co-dominant stems at 10'. Pruned away from building. In proposed grading.	Remove.



#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
107	Sweet gum	6	F	F	6	Y		X	H	In proposed grading.	Remove.
108	Ash	27	F	F-P	15	M	X	X	H	Multiple stems; raised canopy. In proposed grading.	Remove.
109	Purple leaf plum	9	F-P	F-P	6	M		X	H	In proposed grading.	Remove.
110	Coast redwood	27	VP	G	12	OM	X	X	H	Very sparse canopy with dieback. In proposed grading.	Remove.
111	Coast live oak	18	F	F	20	M	X	X	L	Off-site tree. Co-dominant trunks (smaller 12"); poison oak climbing trunk. Slightly sparse canopy. 16' from proposed retaining wall.	Install temporary protection fencing.
112	Coast live oak	22	G-F	F-P	25	M	X	X	H	Multiple trunks (15" & 15" smaller trunks). Large cavities, likely fire scars on trunk and scaffolds. In proposed grading.	Remove.
113	California bay ( <i>Umbellularia californica</i> )	9	G-F	F	8	M		X	H	Some stems dead, others cleared back from parking. In proposed grading.	Remove.
114	Italian stone pine ( <i>Pinus pinea</i> )	9	G	G	10	Y		X	M-H	<b>Off site tree.</b> 3' from proposed retaining wall (0.5' tall, revised 5/21/20).	Install temporary protection fencing.
115	Coast live oak	10	P	F-P	12	M	X	X	M-H	<b>Off-site tree.</b> Co-dominant trunks (smaller 9" & 9"). Sparse canopy; stunted growth. 5' from proposed retaining wall (0.5' tall; revised 5/21/20).	Install temporary protection fencing.
116	Monterey cypress ( <i>Hesperocyparis macrocarpa</i> )	24	G-F	G-F	18	M	X	X	H	Slightly asymmetrical canopy. In proposed grading.	Remove.
117	Monterey pine	10	G	G-F	8	Y		X	H	In proposed grading.	Remove.
118	Arizona cypress ( <i>Hesperocyparis arizonica</i> )	25	F-P	F-P	20	M	X	X	H	Sparse canopy. Multiple smaller branches. In proposed grading.	Remove.
119	Monterey pine	9	F	G-F	10	Y		X	H	Sparse canopy. In proposed grading.	Remove.
120	Coast redwood	11	G-F	G	7	M	X	X	H	Previous seasons' foliage prematurely browned. In proposed grading.	Remove.
121	Brazilian pepper ( <i>Schinus terebinthifolius</i> )	13	F-P	F	15	M		X	H	Sparse canopy. Hardscape damage. In proposed grading.	Remove.
122	Brazilian pepper	6	F	P	8W	M		X	H	Understory tree; dominated by others. In proposed grading.	Remove.
123	Brazilian pepper	17	P	F	15	M	X	X	H	Sparse canopy. In proposed grading.	Remove.
124	Brazilian pepper	11	F	F-P	12	M		X	H	Co-dominant stems at 8'. In proposed grading.	Remove.
125	Sweet gum	8	G	G-F	10	Y		X	H	In proposed grading.	Remove.
126	Sweet gum	11	F	F-P	10	M		X	H	Multiple stems at 8'. Vertical secondary branches off scaffolds. In proposed grading.	Remove.
127	Sweet gum	11	F	F-P	8	M		X	H	Co-dominant stems at 10'. In proposed grading.	Remove.
128	Sweet gum	13	G	F-P	10	M		X	H	Minor phototropic lean. Co-dominant stems at 10'. In proposed grading.	Remove.
129	Sweet gum	13	G	F-P	10	M		X	H	Co-dominant stems at 10. In proposed grading.	Remove.
130	Ash	22	F	P	15	M	X	X	H	All canopy in upper 1/3 of tree. Multiple stems at 18'. In proposed grading.	Remove.
131	Ash	18	F	F	15	M	X	X	H	In proposed grading.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
132	Ash	22	F	F-P	18	M	X	X	H	Co-dominant stems at 10'. In proposed grading.	Remove.
133	Deodar cedar	17	P	F	16W	M	X	X	H	Sparse canopy. In proposed grading.	Remove.
134	Deodar cedar	14	G-F	G	12	M	X	X	H	Unusually dense canopy with lots of sprouts. In proposed grading.	Remove.
135	Coast live oak	6	F	F	6	Y		X	H	Stunted growth. In proposed grading.	Remove.
136	Coast live oak	18	G-F	F	15	M	X	X	H	Co-dominant stems at 4.5' with included bark. Minor sycamore borer. In proposed grading.	Remove.
137	Monterey pine	29	F	P	20	M	X	X	H	Elongated scaffolds with no interior foliage. In proposed grading.	Remove.
138	Monterey pine	18	F	F-P	18	M	X	X	H	Elongated scaffolds. In proposed grading.	Remove.
139	Monterey pine	26	F	F	15	M	X	X	H	Co-dominant stems at 15'. In proposed grading.	Remove.
140	Monterey pine	31	F-P	F-P	12	M	X	X	H	Elongated scaffolds with large gap between upper and lower canopy. In proposed grading.	Remove.
141	Coast redwood	20	VP	F	15	OM	X	X	H	Very sparse canopy. In proposed grading.	Remove.
142	Coast redwood	15	VP	P	10	OM	X	X	H	Top dead, remaining canopy very sparse. In proposed grading.	Remove.
143	Coast redwood	16	VP	F-P	8	OM	X	X	H	Nearly dead with dead scaffold branches. In proposed grading.	Remove.
144	Coast redwood	13	P	F	10	M	X	X	H	Very sparse canopy. In proposed grading.	Remove.
145	Coast redwood	26	VP	F	15	OM	X	X	H	Very sparse canopy; top dead. In proposed grading.	Remove.
146	Monterey pine	10	F	G	8	Y		X	H	In proposed grading.	Remove.
147	Coast live oak	12	G	G-F	15	M	X	X	H	In proposed grading.	Remove.
148	Coast live oak	13	G-F	F	18	M	X	X	H	Co-dominant stems at 8'. Above corner of parking lot. In proposed grading.	Remove.
149	Holly oak	7	VP	F	6	M		X	H	Stunted growth with dieback. In proposed grading.	Remove.
150	Coast redwood	7	F-P	G-F	8	Y		X	H	Sparse canopy with stunted and chlorotic growth. In proposed grading.	Remove.
151	Monterey pine	6	G	G	8	Y		X	H	In proposed grading.	Remove.
152	Coast redwood	23	F-P	F	8	M	X	X	H	Very sparse canopy. In proposed grading.	Remove.
153	Coast redwood	18	VP	F-P	12	OM	X	X	H	Top dead. Sparse canopy. In proposed grading.	Remove.
154	Hollywood juniper ( <i>Juniperus chinensis</i> )	11	G	G	10	M		X	H	In proposed grading.	Remove.
155	Callery pear ( <i>Pyrus calleryana</i> )	11	F-P	F	10	M		X	H	Stunted growth. In proposed grading.	Remove.
156	Callery pear	8.5	F	F	8	M		X	H	Asymmetrical canopy. 3' from proposed retaining wall.	Remove.
157	Monterey pine	25	F	F-P	20	M	X	X	H	All scaffolds growing towards street; slightly sparse canopy. In proposed grading.	Remove.
158	Coast live oak	12.5	G	G	10	M	X	X	H	In proposed grading.	Remove.
159	Coast live oak	13	G	G-F	15	M	X	X	H	Co-dominant stems at 8' with wide attachment. In proposed grading.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
160	Coast live oak	14.5	F-P	F	15	M	X	X	H	Sparse canopy, especially over parking. In proposed grading.	Remove.
161	London planetree	13.5	F	G-F	18	M		X	H	Sparse interior canopy; moderate dieback. 1' from proposed retaining wall.	Remove.
162	London planetree	14	G-F	F	12	M		X	H	In proposed grading.	Remove.
163	London planetree	13	F-P	F	15	M		X	H	Moderate dieback. In proposed grading.	Remove.
164	London planetree	14.5	G-F	F	15	M		X	H	Canopy elongated towards street. In proposed grading.	Remove.
165	Coast live oak	11	P	G-F	10	M	X	X	H	Sparse canopy. In proposed grading.	Remove.
166	Monterey pine	23	F	F	20	M	X	X	H	Slightly sparse canopy. Hardscape damage. In proposed grading.	Remove.
167	Coast live oak	11	G	G-F	10	M	X	X	H	In proposed grading.	Remove.
168	Brisbane box	6	F	G	8	Y		X	H	Slightly sparse canopy. In proposed grading.	Remove.
169	Monterey pine	33	F	F-P	20	OM	X	X	H	Co-dominant stems at 4' with included bark. In proposed grading.	Remove.
170	Coast redwood	21	G	G	15	M	X	X	H	In proposed grading.	Remove.
171	Coast redwood	23.5	F	G	15	M	X	X	H	Sparse mid canopy. In proposed grading.	Remove.
172	Monterey pine	22	G-F	F-P	25S	M	X	X	H	Ivy climbing trunk. In proposed grading.	Remove.
173	Coast redwood	15	F	G	10	Y	X	X	H	Understory tree; sparse canopy. In proposed grading.	Remove.
174	Coast redwood	42.5	G	G	20	M	X	X	H	Girdling root to N. In proposed grading.	Remove.
175	Coast redwood	44	G	G	20	M	X	X	H	Well hydrated by sprinkler & lawn irrigation. In proposed grading.	Remove.
176	Coast redwood	16.5	F	G	15	Y	X	X	H	Ivy climbing trunk. Slightly sparse canopy. In proposed grading.	Remove.
177	Coast redwood	24	G	G	12	M	X	X	H	In proposed grading.	Remove.
178	Monterey pine	33	F	P	18	OM	X	X	H	Multiple stems at 2.5'- 5'; pruning wounds of other stems are decayed. Sparse canopy. In proposed grading.	Remove.
179	Coast live oak	15.5	G-F	F	25NE	M	X	X	H	Phototropic lean away from pine. Slightly sparse canopy. In proposed grading.	Remove.
180	Coast live oak	6.5	VP	P	10	M		X	H	Multiple trunks at 1'. Stunted chlorotic & sparse canopy. In proposed grading.	Remove.
181	Blackwood acacia ( <i>Acacia melanoxylon</i> )	6	G	G	6	Y		X	H	Volunteer tree. In proposed grading.	Remove.
182	Coast live oak	11	P	F-P	10	M	X	X	H	Stunted chlorotic canopy. Trunk bleeding; bark checkered. Co-dominant stems at 6'. In proposed grading.	Remove.
183	Coast live oak	8	P	F	8	M		X	H	Moderately sparse, stunted, chlorotic canopy. Moderate sycamore borer damage. In proposed grading.	Remove.
184	Monterey pine	11.5	G	G	6	Y		X	H	In proposed grading.	Remove.
185	Coast live oak	7	VP	F	10	M		X	H	Very stunted, chlorotic & sparse canopy. Bark on lower trunk checkered. In proposed grading.	Remove.
186	Blackwood acacia	7	G	F	10	M		X	H	In proposed grading.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
187	Blackwood acacia	7	F	F	6	Y		X	H	In proposed grading.	Remove.
188	Coast redwood	27	G	P	15	M	X	X	H	Multiple stems at 4'; diameter measured around 2 larger stems. In proposed grading.	Remove.
189	Coast live oak	12	G-F	F	20N	M	X	X	H	Phototropic lean to N. In proposed grading.	Remove.
190	Coast redwood	18.5	F-P	F	10	M	X	X	H	Scattered branching; some dead some healthy. In proposed grading.	Remove.
191	Coast live oak	23	F-P	P	20	M	X	X	H	Significant sycamore borer damage. Top broken. Elongated scaffolds. Ivy climbing trunk. In proposed grading.	Remove.
192	Blackwood acacia	27	G	F-P	20S	M	X	X	H	Phototropic lean to S. Reaction wood along trunk. In proposed grading.	Remove.
193	Coast live oak	25	G-F	G-F	25	M	X	X	H	Moderate sycamore borer damage. Co-dominant stems at 9'. In proposed grading.	Remove.
194	Monterey pine	12	F	F-P	6	M		X	H	Understory tree; all canopy in upper 1/5 of tree. Ivy climbing trunk. In proposed grading.	Remove.
195	Coast live oak	22.5	F	F	25S-E	M	X	X	H	Phototropic lean to SE. Ivy climbing trunk. Moderate sycamore borer damage. At proposed limit of grading.	Remove.
196	Blackwood acacia	8.5	G	P	10	M			L	3 trunks. 15' from proposed grading.	Install temporary protection fencing.
197	Coast live oak	19	F	F-P	20NES	M	X	X	H	Co-dominant stems at 4.5' with wide attachment & elongated scaffolds. Moderate sycamore borer damage. At proposed limit of grading.	Remove.
198	Coast redwood	17	F	G	8	M	X		M	Dead top. 12' from proposed grading.	Install temporary protection fencing.
199	Coast redwood	12	G-F	F	10	Y	X	X	H	Ivy climbing trunk. At proposed limit of grading.	Remove.
200	Coast redwood	24	G	G	10	M	X	X	H	In proposed grading.	Remove.
201	Coast live oak	18	F	F	20	M	X	X	H	Co-dominant stems at 5.5'; low spreading canopy. Moderate sycamore borer damage. In proposed grading.	Remove.
202	Coast live oak	13	G-F	F	15	M	X	X	H	Co-dominant stems at 8'. In proposed grading.	Remove.
203	Coast live oak	14.5	G	G-F	20	M	X	X	H	In proposed grading.	Remove.
204	Coast live oak	7	G-F	F	15	Y		X	H	Co-dominant trunks. In proposed grading.	Remove.
205	Coast live oak	15	F-P	F	18	M	X	X	H	Sparse chlorotic canopy. Significant sycamore borer damage. Girdling root on S side of trunk. In proposed grading.	Remove.
206	Coast live oak	22.5	VP	F	25	OM	X	X	H	Very sparse, stunted & chlorotic foliage. Minor sycamore borer damage. In proposed grading.	Remove.
207	Deodar cedar	9	F	G	10	Y		X	H	Sparse canopy. 1' from proposed retaining wall.	Remove.
208	Deodar cedar	6	F	G	6	Y		X	H	Sparse canopy. In proposed grading.	Remove.
209	Monterey pine	8	F	F-P	6	Y		X	H	Dominated by ivy, multiple vines around tree. Minor phototropic lean to SE. 13' from proposed retaining wall; 3' from proposed grading.	Remove.
210	Monterey pine	16	F	F	15	M	X	X	H	Sparse canopy; ivy climbing trunk. In proposed grading.	Remove.
211	Deodar cedar	8.5	F-P	G	8	Y		X	H	Sparse & chlorotic canopy. 4' tall stump nearby. In proposed grading.	Remove.



#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
212	Monterey pine	6	F	F	6	Y			L	20' from proposed grading.	Install temporary protection fencing.
213	Monterey pine	8.5	F	G	6	Y			L	16' from proposed grading.	Install temporary protection fencing.
214	Monterey pine	9	F	G	8	Y		X	L	8' from proposed grading.	Install temporary protection fencing.
215	Coast live oak	6	F	F	5	Y			L	11' from proposed grading.	Install temporary protection fencing.
216	Coast live oak	10	G-F	F	15	Y	X	X	L	Co-dominant stems at 6' above grade. 15' from proposed grading.	Install temporary protection fencing.
217	Monterey pine	13	F-P	G-F	8	Y		X	H	Large canker & swelling trunk at 3'. Sparse canopy. In proposed grading.	Remove.
218	Monterey pine	9	G-F	G	6	Y		X	H	Slightly yellowed needles. In proposed grading.	Remove.
219	Monterey pine	12	G	G-F	15	Y			L	Lower trunk cankered. 22' from proposed grading.	Install temporary protection fencing.
220	Monterey pine	28	F-P	F-P	25	OM	X		L	Sparse canopy with elongated scaffolds. 26' from proposed grading.	Install temporary protection fencing.
221	Monterey pine	24	P	F	20	OM	X	X	L	Sparse canopy with elongated scaffolds. Ivy climbing trunk. 18' from proposed grading.	Install temporary protection fencing.
222	Monterey pine	11.5	F-P	G	6	Y			L	Sparse canopy. 23' from proposed grading.	Install temporary protection fencing.
223	Blue gum	8	VP	F-P	8	OM		X	H	Very sparse canopy. Smaller second trunk. In proposed grading.	Remove.
224	Monterey pine	10	G-F	G	8	Y		X	H	In proposed grading.	Remove.
225	Italian stone pine	6	G	F	6	Y		X	H	Co-dominant stems at 25'. In proposed grading.	Remove.
226	Monterey pine	30	F	F-P	25	OM	X	X	H	Diameter estimated due to poison oak. Multiple stems between ground and 6'. Elongated trunks & scaffolds. In proposed grading.	Remove.
227	Italian stone pine	9	F	F	6	Y		X	H	In proposed grading.	Remove.
228	Monterey pine	12	F	G-F	15	M		X	H	In proposed grading.	Remove.
229	Monterey pine	21.5	P	F	15	OM	X	X	H	Sparse canopy with failing branches. In proposed grading.	Remove.
230	Coast live oak	8	G-F	G	10	Y		X	H	Slightly sparse canopy. In proposed grading.	Remove.
231	Monterey pine	14	G-F	F	15	M		X	H	Elongated scaffold branches. In proposed grading.	Remove.
232	Monterey pine	16	F	F	15	M	X	X	H	Ivy climbing trunk. In proposed grading.	Remove.
233	Monterey pine	9	F-P	F	8	Y		X	H	Dominated by ivy. Vine girdling W & E side of base of trunk. In proposed grading.	Remove.
234	Monterey pine	10.5	G-F	G	6	Y		X	H	In proposed grading.	Remove.
235	Coast live oak	10	G	F	10	Y	X	X	H	Co-dominant stems at 5'. In proposed grading.	Remove.
236	Monterey pine	16	G-F	G-F	12	M	X	X	H	Cankered trunk at 4'. Galls on branches. In proposed grading.	Remove.

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237	Blue gum	11	P	F	10	M		X	H	Sparse canopy; sunburned trunk. In proposed grading.	Remove.
238	Blue gum	10.5	F	F	10W	M		X	H	3 similar sized trunks with dead smaller trunks. Bark checkered and falling off at base. On V-ditch. In proposed grading.	Remove.
239	Monterey pine	6.5	G-F	F	6	Y		X	H	Co-dominant stems at 18'. In proposed grading.	Remove.
240	Monterey cypress	19	G	F-P	20	M	X	X	H	Multiple stems (est. 19, 14, 8, 16 inches plus smaller). In proposed grading.	Remove.
241	Monterey pine	20	F-P	F-P	18SE	M	X		L	Sparse canopy. Ivy climbing trunk. 22' from proposed grading.	Install temporary protection fencing.
242	Monterey pine	21.5	F	F-P	15	M	X		M	Co-dominant stems at 25' above grade. 16' from proposed grading (revised 5/21/20).	Install temporary protection fencing. (revised 5/21/20)
243	Monterey pine	20.5	F-P	F-P	15	M	X	X	M	Old flexible tag #356. Multiple tops. 14' from proposed grading (revised 5/21/20).	Install temporary protection fencing. (revised 5/21/20)
244	Monterey cypress	28	F	F	20	M	X	X	H	Diameter estimated (closer to 36" at base). Vertical and vigorous scaffold branch. Slightly sparse canopy. Large scaffolds within 5' of grade, splits again at 15' and 30'. 9' from proposed grading (revised 5/21/20).	Remove.
245	Italian stone pine	10	F-P	F	8	Y		X	H	Sparse, stunted & chlorotic canopy. Large secondary branch at 8'. In proposed grading.	Remove.
246	Monterey pine	6	G-F	G	6	Y		X	H	1' below V-ditch. In proposed grading.	Remove.
247	Blackwood acacia	6	G	G-F	6	Y		X	H	Co-dominant stems at 10'. Trunk canker to N up to 5'. In proposed grading.	Remove.
248	Monterey pine	8	G	G	6	Y		X	H	In proposed grading.	Remove.
249	Monterey pine	7	G	G	6	Y		X	H	In proposed grading.	Remove.
250	Monterey pine	16	F	F	15	OM	X		L	Large 7" structural root going up slope. 19' from proposed grading.	Install temporary protection fencing.
251	Monterey pine	9	F	G-F	6	Y		X	H	Sparse canopy. Trunk flare buried. 3' from proposed retaining wall grading.	Remove.
252	Coast redwood	10	F-P	G	5	M	X	X	H	In proposed grading.	Remove.
253	Monterey pine	9	G	G-F	10	Y		X	H	In proposed grading.	Remove.
254	Coast redwood	20	P	F	18	M	X	X	H	Sparse chlorotic canopy. In proposed grading.	Remove.
255	Monterey pine	6.5	G-F	G	6	Y		X	H	In proposed grading.	Remove.
256	Coast redwood	18	P	F-P	15	M	X	X	H	Sparse chlorotic & stunted canopy. In proposed grading.	Remove.
257	Monterey pine	24	F-P	F-P	25SE	M	X	X	H	Diameter estimated due to poison oak. Large surface roots, sparse canopy. 9' from proposed retaining wall grading (revised 5/21/20).	Remove.
258	Blue gum	7	G	P	15SE	Y			L	Major phototropic lean; growing against pine scaffold branch. 24' from proposed retaining wall grading.	Install temporary protection fencing.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
259	Monterey pine	21.5	F-P	P	35SE	M	X	X	L	Lean to SE not corrected. Sparse canopy. 18' from proposed retaining wall grading.	Install temporary protection fencing.
260	Coast redwood	10	F-P	F	8	Y	X	X	M	Diameter estimated due to poison oak. Round tag #53 (above new tag). Top failed. 8' from proposed retaining wall grading.	Install temporary protection fencing.
261	Coast redwood	20.5	F-P	F	16	M	X	X	H	Sparse canopy. In proposed grading.	Remove.
262	Monterey pine	10	G-F	F	10	Y		X	H	1' below V-ditch. In proposed grading.	Remove.
263	Monterey pine	8	G	G-F	6	Y		X	H	In proposed grading.	Remove.
264	Blue gum	6	F	F	15S	Y		X	H	Right next to V-ditch. In proposed grading.	Remove.
265	Blackwood acacia	8	G	P	8	Y		X	H	Co-dominant stems at 6' with narrow attachment. In proposed grading.	Remove.
266	Blue gum	9	P	P	20E	M		X	H	Sparse canopy with dieback, lean to E. In proposed grading.	Remove.
267	Blackwood acacia	6	G	F	8	Y		X	H	Co-dominant stems at 18'. In proposed grading.	Remove.
268	Monterey pine	7	F	F-P	8	Y		X	H	All canopy in top half. In proposed grading.	Remove.
269	Monterey pine	12	G	G-F	8	Y		X	H	In proposed grading.	Remove.
270	Monterey pine	14	G	G	10	M		X	H	In proposed grading.	Remove.
271	Coast redwood	21	F-P		10	M	X	X	H	Sparse canopy. In proposed grading.	Remove.
272	Coast redwood	12	F	P	10	M	X	X	H	Multiple trunks (old root sprouts), other stems 11" & 7". In proposed grading.	Remove.
273	Coast redwood	24	G-F	G	12	M	X	X	H	Pruned away from building. Soil compacted and dry next to building. In proposed grading.	Remove.
274	Monterey pine	15	G-F	F-P	18	M		X	H	Branches headed back for clearance; co-dominant stems at top. May be supporting trunk of eucalyptus. In proposed grading.	Remove.
275	Coast redwood	20	F-P	G	18	M	X	X	H	Sparse canopy. In proposed grading.	Remove.
277	Monterey pine	10	G-F	F	12S	Y		X	H	In proposed grading.	Remove.
278	Blackwood acacia	10	G-F	G-F	15	Y		X	H	Chlorotic foliage. Large scaffold at 5'. In proposed grading.	Remove.
279	Monterey pine	12.5	F	F	20S	M		X	H	Phototropic lean to S. In proposed grading.	Remove.
280	Coast live oak	18.5	G-F	F	15	M	X	X	H	Multiple closed cankers. Old co-dominant failure at 6' with 2' long scar, good wound closure. Fill at base. Moderate sycamore borer. In proposed grading.	Remove.
281	Coast live oak	16	G-F	G-F	15	M	X	X	H	Co-dominant stems at 7'. In proposed grading.	Remove.
282	Coast live oak	15	P	F-P	12	M	X	X	H	Severe sycamore borer damage on lower 5' of trunk. Sparse yellow & stunted canopy. Co-dominant stems at 7'. In proposed grading.	Remove.
283	Coast live oak	13.5	G-F	F	20SE	M	X	X	H	Phototropic lean to SE. Buried trunk flare. In proposed grading.	Remove.
284	Monterey cypress	36.5	G-F	F	20	M	X	X	H	Slightly lions' tailed; canopy raised and pruned away from building. In proposed grading.	Remove.
285	Monterey cypress	9	G	G	10	Y		X	H	Trunk swelling at 4'. In proposed retaining wall.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
286	Monterey pine	9	P	F-P	6	M		X	H	Very sparse and off color foliage. In proposed retaining wall.	Remove.
287	Deodar cedar	8	G	G	8	Y		X	H	In proposed grading.	Remove.
288	Deodar cedar	8	G	G	10	Y		X	H	In proposed grading.	Remove.
289	Deodar cedar	11	G	G	12	Y	X	X	H	In proposed grading.	Remove.
290	Deodar cedar	12	G-F	G	10	M	X	X	H	Slightly sparse and yellow canopy. In proposed grading.	Remove.
291	Evergreen pear	16	G-F	F	15	M	X	X	H	In proposed grading.	Remove.
292	Evergreen pear	16.5	F	F	15	M	X	X	H	Slightly stunted growth. In proposed grading.	Remove.
293	Evergreen pear	16.5	F-P	F	18	M	X	X	H	Early defoliation. Limited root space and reduced irrigation. Cracking planter. In proposed grading.	Remove.
294	Evergreen pear	15	F-P	F	18	M		X	H	Early defoliation. Limited root space and reduced irrigation. In proposed grading.	Remove.
295	Evergreen pear	17	F-P	F-P	20SW-S	M	X	X	H	Leaning to SW, planter cracked opposite lean. Roots may be coming up (slow process). In proposed grading.	Remove.
296	Chinese elm	12	P	F	15	OM		X	H	Very sparse canopy; severe anthracnose canker. In proposed grading.	Remove.
297	Chinese elm	10	P	F-P	15	M		X	H	Downward curving canopy. Anthracnose cankers. In proposed grading.	Remove.
298	Chinese elm	12	F-P	F	18	M		X	H	Sparse canopy. Minor anthracnose cankers. In proposed grading.	Remove.
299	Chinese elm	10	F	F	15	M		X	H	Defoliating early, moderate anthracnose cankers. In proposed grading.	Remove.
300	Chinese elm	12	F	F	18	M		X	H	Moderate anthracnose cankers. Sparse canopy, minor dieback. In proposed grading.	Remove.
301	Chinese elm	12	F-P	F	15	M		X	H	Moderate-high branch dieback; anthracnose cankers. In proposed grading.	Remove.
302	Chinese elm	10	P	F-P	12	M		X	H	Top dead; moderate anthracnose cankers. In proposed grading.	Remove.
303	Coast live oak	10	F	F	15SW-S	M	X	X	H	Slightly sparse and small twig dieback. <6" oak at base. In proposed grading.	Remove.
304	Coast redwood	8.5	P	F	6	Y		X	H	Co-dominant stems at 7'. Sparse canopy. 21' from proposed retaining wall; removal recommended due to condition.	Remove.
305	Monterey cypress	29.5	G	F	18	M	X	X	H	18" secondary branch more vigorous than trunk (top broken). In proposed grading.	Remove.
306	Monterey pine	12.5	G	F	15W	M		X	H	Co-dominant stems at 7'. In proposed grading.	Remove.
307	Coast live oak	7.5	F-P	F-P	15SW	Y		X	H	Co-dominant trunks. Sparse canopy with stunted growth. In proposed grading.	Remove.
308	Coast live oak	7	F	F-P	10	M		X	H	Triple trunks with narrow attachment (7" & 6"). In proposed grading.	Remove.
309	Monterey pine	9	G	G-F	8	Y		X	H	Abundant pitch. In proposed grading.	Remove.
310	Coast redwood	15.5	F-P	G	15	M	X	X	H	Sparse canopy. In proposed grading.	Remove.
311	Monterey pine	8.5	F-P	F	10E	M		X	H	Stunted growth, small dying branches. In proposed grading.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
312	Coast redwood	15.5	VP	F-P	12	M	X	X	H	Top dead. 6' from proposed retaining wall. In proposed grading.	Remove.
313	Coast redwood	19.5	VP	F	15	OM	X	X	H	Very sparse canopy with dying top. 6' from proposed grading.	Remove.
314	Coast redwood	19	VP	F	15	OM	X	X	H	Sparse & yellowed canopy. 2' from proposed grading.	Remove.
315	Coast live oak	7.5	G	F	8	Y		X	H	Twisted grafted co-dominant stems at 10'. In proposed grading.	Remove.
316	Monterey pine	13	F	G-F	8	M		X	H	Ivy climbing trunk, slightly sparse and stunted canopy. 4' from proposed grading.	Remove.
317	Blue gum	6.5	F	F	6	Y		X	H	Co-dominant trunks (2nd trunk 6"). In proposed grading.	Remove.
318	Monterey pine	12	F-P	F-P	12	M		X	H	Co-dominant stems at 3' (other stem 12"). In proposed grading.	Remove.
319	Monterey pine	8	F-P	F	8	Y		X	H	Stunted & sparse canopy. In proposed grading.	Remove.
320	Monterey pine	14.5	G	G	15	M		X	H	In proposed grading.	Remove.
321	Deodar cedar	9.5	G	G	10	Y		X	H	Significant grading for proposed retaining wall. (revised 5/21/20)	Remove. (revised 5/21/20)
322	Deodar cedar	7	G	F-P	6	Y		X	H	Co-dominant stems at 9'. In proposed grading. (revised 5/21/20)	Remove. (revised 5/21/20)
323	Deodar cedar	9	G	G	8	Y		X	H	In proposed grading. (revised 5/21/20)	Remove. (revised 5/21/20)
324	Monterey pine	22.5	F	F-P	20	M	X	X	H	Co-dominant vertical stems at 10', splits again at 18'. Minor sidewalk damage. In proposed grading.	Remove.
325	Callery pear	8	G	P	10	Y		X	H	Co-dominant stems at 6' with narrow attachment. In proposed grading.	Remove.
326	Callery pear	7	F-P	F-P	6	Y		X	H	Large secondary branch at 7'. Dieback. In proposed grading.	Remove.
327	Callery pear	9	P	F-P	8	M		X	H	N half of tree declining & stunted. In proposed grading.	Remove.
328	Callery pear	6.5	VP	P	6	OM		X	H	Almost dead. In proposed grading.	Remove.
329	Coast live oak	9	F	F	15	Y		X	H	Sparse canopy. In proposed grading.	Remove.
330	Deodar cedar	10.5	G	G	10	Y	X	X	H	5.5" pear upslope. In proposed grading.	Remove.
331	Deodar cedar	6	G-F	G	6	Y		X	H	2' from proposed grading.	Remove.
332	Deodar cedar	9	G	G	10	Y		X	H	In proposed grading.	Remove.
333	Deodar cedar	7	G	G	8	Y		X	H	In proposed grading.	Remove.
334	Deodar cedar	7	G	G	8	Y		X	H	In proposed grading.	Remove.
335	Peruvian pepper ( <i>Schinus molle</i> )	19.5	G-F	G-F	15	M	X	X	H	Moderate hardscape damage. In proposed grading.	Remove.
336	Blue gum	21.5	P	F	15	OM	X	X	H	Sparse co-dominant stems at 6'. In proposed grading.	Remove.
337	Coast live oak	9.5	G-F	G-F	8	Y		X	H	Large secondary branches at 3' and 5'. Squat canopy. In proposed grading.	Remove.
338	Chinese elm	12	P	F-P	18	M		X	H	Top dieback. Severe anthracnose cankers on N/E sides of trunk and scaffolds. In proposed grading.	Remove.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
339	Chinese elm	6	G-F	F	6	Y		X	H	Appears to be cultivar (rougher bark, smaller leaves). Slightly stunted growth. In proposed grading.	Remove.
340	Coast live oak	15.5	G	G-F	15	M	X	X	H	Wide co-dominant stems at 5.5'. In proposed grading.	Remove.
341	Chinese elm	10	F-P	F	15	M		X	H	Small diameter dieback at top. Severe anthracnose canker. In proposed grading.	Remove.
342	Chinese elm	9	F-P	F	15	M		X	H	Small diameter dieback, moderate anthracnose canker. In proposed grading.	Remove.
343	Coast redwood	25	F-P	G	12	M	X	X	H	Slightly sparse & stunted growth; root suckers dying. Lifting concrete sidewalk panel. In proposed grading.	Remove.
344	Coast live oak	6	P	G-F	6	Y		X	H	Sparse and chlorotic canopy. In proposed grading.	Remove.
345	Blue gum	32	VP	P	25	OM	X	X	H	<b>Co-owned or off-site tree.</b> Diameter estimated due to poison oak. Co-dominant stems at 8' with crooked branches and minimal foliage. 6' from proposed retaining wall; 4' from proposed grading. Tree likely to die soon regardless of construction.	Provide 13'-14' undisturbed grade around tree to reduce encroachment. Install temporary protection fencing.
346	Blue gum	12	F-P	F-P	8	M		X	H	Sparse canopy; all in upper 1/4 of tree. Round tag #166. In proposed grading.	Remove.
347	Blue gum	6	F	F-P	6	Y		X	H	Dominated by ivy. Co-dominant stems at 3.5' (second stem 6"). 4' from proposed retaining wall.	Remove.
348	Blue gum	6.5	P	F-P	6	Y		X	M	<b>Co-owned or off-site tree.</b> Dominated by ivy. All foliage in upper 1/4 of tree. 6' from proposed retaining wall. Tree likely to continue to decline regardless of construction.	Install temporary protection fencing.
349	Monterey pine	14.5	F	P	8	M		X	H	All significant canopy almost above building. Co-dominant stems at 30'. In proposed grading.	Remove.
350	Monterey pine	18	F	P	6	M	X	X	H	Co-dominant stems at 18' with bark inclusion. Pruned for building clearance. In proposed grading.	Remove.
351	Blue gum	26	VP	P	20	OM	X	X	H	<b>Co-owned or off-site tree.</b> Old tag #164. Diameter estimated due to poison oak. Very sparse and stunted canopy. One trunk elongated to N. 3' from proposed retaining wall. Tree likely to die soon regardless of construction.	Provide 10'-11' undisturbed grade around tree to reduce encroachment. Install temporary protection fencing.
352	Monterey pine	20	G	F	15	M	X	X	H	Canker at 20'. In proposed grading.	Remove.
353	Monterey pine	13.5	F	G-F	8	M		X	H	In proposed grading.	Remove.
354	Blue gum	38	P	F-P	40E	M	X	X	H	<b>Off-site tree.</b> Diameter estimated due to poison oak. Sparse minimal canopy. Co-dominant stems at 12'. Proposed retaining wall 5' from tree. Tree likely to continue to decline/die regardless of construction.	Provide 15'-16' undisturbed grade around tree to reduce encroachment. Install temporary protection fencing.



#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
355	Blue gum	38	P	P	20	M	X	X	H	<b>Off-site tree.</b> Diameter estimated due to poison oak. Sparse minimal canopy. Co-dominant stems at 8' with narrow attachment; splits again at 12'-15'. Proposed retaining wall 5' from tree. Tree likely to continue to decline/die regardless of construction.	Provide 15'-16' undisturbed grade around tree to reduce encroachment. Install temporary protection fencing.
356	Monterey pine	7	F	G-F	6	Y		X	H	Understory tree. In proposed grading.	Remove.
357	Monterey pine	11.5	G	G-F	8	Y		X	H	In proposed grading.	Remove.
358	Monterey pine	12	F	F-P	8	M		X	H	Narrow canopy. In proposed grading.	Remove.
359	Monterey pine	20	F	F	12	M	X	X	H	In proposed grading.	Remove.
360	Blue gum	16	F-P	F	12	M	X	X	M-H	<b>Co-owned tree.</b> Diameter estimated. Sparse canopy. 7' from proposed retaining wall. Poor specimen; likely to continue decline regardless of construction.	Install temporary protection fencing.
361	Blue gum	7	P	P	6	M		X	M	<b>Co-owned tree.</b> Diameter estimated. Very sparse & reduced canopy. Second trunk at 1.5' previously failed. 7' from proposed retaining wall. Poor specimen; likely to continue decline regardless of construction.	Install temporary protection fencing.
362	Blue gum	12	VP	P	12NS	M		X	H	<b>Co-owned tree.</b> Diameter estimated. Very sparse and reduced canopy, lower trunk cankers. 6' from proposed retaining wall. Poor specimen; likely to die soon regardless of construction.	Install temporary protection fencing.
363	Blue gum	22	P	F-P	20	M	X	X	H	<b>Co-owned tree.</b> Diameter estimated due to poison oak. Co-dominant stems at 8'; sparse canopy. 6' from proposed retaining wall. Poor specimen; likely to continue decline regardless of construction.	Provide 9'-10' undisturbed grade to reduce encroachment. Install temporary protection fencing.
364	Monterey pine	13.5	F	F	12S	M		X	H	In proposed grading.	Remove.
365	Monterey pine	12.5	F	G-F	15S	M		X	H	Sparse canopy. In proposed grading.	Remove.
366	Monterey pine	14.5	F	F	18S	M		X	H	Co-dominant stems at 18'. In proposed grading.	Remove.
367	Monterey pine	18	F-P	F-P	25S	M	X	X	H	Phototropic lean to S. Co-dominant stems at 15'. In proposed grading.	Remove.
368	Monterey pine	15.5	F	F	18S	M		X	H	Phototropic lean to S. Large secondary branch at 15'. In proposed grading.	Remove.
369	Monterey pine	9	F-P	F	8	Y		X	H	Sparse canopy. In proposed grading.	Remove.
370	Monterey pine	9.5	F-P	F-P	18S	Y		X	H	Phototropic lean to S. Sparse & chlorotic canopy. In proposed grading.	Remove.
371	Monterey pine	12.5	F	P	20S	M		X	H	Phototropic lean due to removed pine; not corrected. Sparse canopy. In proposed grading.	Remove.
372	Coast live oak	6	G-F	G	8	Y			L	Slightly thin canopy with leaf damage. Clear of construction.	Install temporary protection fencing.
373	Coast live oak	7.5	P	G-F	8	Y			L	Very sparse canopy; guy wires still on tree. Sunburned on W side of trunk with checkered bark at base (like sycamore borer or <i>Phytophthora</i> ). Clear of construction.	Install temporary protection fencing.
374	Coast live oak	6	F	G-F	6	Y			L	Slightly sparse canopy. Clear of construction.	Install temporary protection fencing.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
375	Blue gum	8	F	G-F	6	Y		X	H	In proposed grading.	Remove.
376	Blue gum	7	F	F	6	Y		X	H	In proposed grading.	Remove.
377	Blue gum	6.5	F	F-P	10W	Y			L-M	<b>Off-site tree.</b> Secondary 5" trunk. Understory tree, some dieback. 5' from proposed retaining wall grading.	Install temporary protection fencing.
378	Blue gum	6	VP	F-P	18S	M		X	M	<b>Co-owned or off-site tree.</b> Second trunk removed. Bowed trunk to S. Very sparse canopy with large canker on lower trunk. ~6' N of #345. 6' from proposed retaining wall. Likely to die soon regardless of construction.	Install temporary protection fencing.
379	Blue gum	14.5	VP	F-P	10	OM		X	M	<b>Co-owned or off-site tree.</b> Circle tag 169. Very sparse canopy with stunted shoots. ~10' from proposed grading. Likely to die soon regardless of construction.	Install temporary protection fencing.
380	Peppermint eucalyptus ( <i>Eucalyptus nicolii</i> )	22	F	F	20NE	M	X	X	M-H	<b>Co-owned or off-site tree.</b> Diameter estimated due to poison oak up half trunk. Phototropic lean to NE due to larger oak. Sparse canopy. 9' from proposed retaining wall; 7' from proposed grading; will need to be topped for clearance from grading.	Provide 9'-10' undisturbed grade around tree to reduce encroachment. Install temporary protection fencing.
381	Blue gum	24	F-P	VP	20N-NE	M	X	X	H	Diameter estimated due to poison oak. Tree fell in past; large secondary branch at 4' with vertical growth. Trunk supported & surrounds tree #383 (20'-25' from base). 2' from proposed grading.	Remove.
382	Blue gum	30	F-P	F	15	M	X	X	H	Diameter estimated due to poison oak. Sparse canopy. 2' from proposed grading.	Remove.
383	Monterey pine	8	G	G	8	Y		X	H	Supporting fallen eucalyptus #381. In proposed grading.	Remove.
384	Blue gum	16	P	P	20NE, 12NW	M	X	X	H	Main stem phototropic lean to NE. Sparse canopy. 2' from proposed grading.	Remove.
385	Blue gum	20.5	F-P	F-P	18N-E	M	X	X	H	Old tag #175. Sparse canopy. 2' from proposed grading.	Remove.
386	Blue gum	26.5	F-P	F-P	25E-W, 20N	M	X	X	H	Sparse canopy with elongated scaffolds. Pruned away from building with epicormic regrowth. 2' from proposed grading.	Remove.
387	Blue gum	7	F-P	F-P	10W	Y		X	H	2' from proposed grading.	Remove.
388	Blue gum	7.5	F-P	F	10	Y		X	H	Understory tree with sparse canopy. 2' from proposed grading.	Remove.
389	Blue gum	26	VP	P	15NE	OM	X	X	H	Multiple perennial cankers around entire trunk and stems up to 8'. 2 dead scaffolds, remaining canopy consists of elongated large sprouts towards building. 2' from proposed grading.	Remove.
390	Blue gum	36	F	F-P	15N-20W	M	X	X	H	Old tag #179. Diameter estimated due to poison oak. Co-dominant stems at 5.5'. Clearance pruned over equipment box; large "knuckle" at concrete pad where root was pruned (12' from trunk). 2' from proposed grading.	Remove.
391	Blue gum	15	F	F	15N-20W	M		X	H	Second trunk removed. Canopy growing away from building. 2' from proposed grading.	Remove.
392	Callery pear	9.5	F	F-P	10E	M			L	<b>Off-site tree.</b> ~12' E of #192. Co-dominant stems; asymmetrical due to shading. moderate visible limb failure. Clear of construction.	Install temporary protection fencing.

#	Species	Diam (in)	Health	Structure	Dripline R (ft)	Age	H	DE	CI	Comments	Action
393	Blackwood acacia	23	G	G-F	15	M	X		L	<b>Off-site tree.</b> Surface roots (1" diameter) at 10' SW of trunk along property line. Moderate large deadwood in lower canopy; moderate visible limb failure. ~28' from proposed wall; ~18' from proposed grading. Moderate tolerance.	Install temporary protection fencing.
394	Callery pear	10	F-P	F-P	12	M			L	<b>Off-site tree.</b> Co-dominant stems crowded at 8'. Canopy stunted with lower epicormic sprouts. Moderate fire blight. Clear of construction.	Install temporary protection fencing.
395	London planetree	14	F	F	15	M		X	L	<b>Off-site tree.</b> Stunted canopy. Topped at 8' with response sprouts. 12' from proposed grading.	Install temporary protection fencing.
396	London planetree	10	G-F	F-P	8	M		X	L	<b>Off-site tree.</b> ~10' from closest corner of the high voltage box. 7' from proposed grading.	Install temporary protection fencing.
397	Monterey pine	28.5	G	G-F	18	M	X		L	<b>Off-site tree.</b> ~35' above curb. Elongated scaffold branches. 25' from proposed construction.	None.
398	Coast live oak	12	G	G	12	Y	X		L	<b>Off-site tree.</b> 20' from proposed construction.	None.
399	Coast live oak	15	F	G	12E-SE	M	X	X	M	Slightly sparse canopy. Downslope / clear of construction. 13' from proposed retaining wall; grading 7' from tree.	Install temporary protection fencing.
400	Coast live oak	7	F-P	F	15NSW	Y		X	L-M	5" smaller trunk. Sparse canopy, especially interior, with twig blight. ~15' from curb; 9' from proposed grading.	Install temporary protection fencing.
421	Coast live oak	6	P	F	8	Y		X	L	<b>Off-site tree.</b> Stunted & sparse canopy. 7' from proposed grading.	Install temporary protection fencing.
422	Coast live oak	16	G	F	20NEW	M	X	X	H	<b>Co-owned tree.</b> Second trunk 14.5", no canopy to south. Proposed grading up to trunk.	Provide 9' undisturbed grade around tree to reduce encroachment. Install temporary protection fencing.
423	Coast live oak	31.5	F-P	F	25	M	X		L	<b>Off-site tree.</b> Wide co-dominant stems at 4' (one 23"); diameter measured at 6" above grade. Sparse canopy with some healthy epicormic sprouts in interior. 26' from property line/ proposed grading.	Install temporary protection fencing.
424	Coast live oak	30	F	F	18E-N	M	X	X	M	<b>Off-site tree.</b> Trunk size disproportionately large due to dead second trunk. Significant sycamore borer. Long new shoots but foliage poor. 15' from property line & proposed grading.	Install temporary protection fencing.
425	Coast live oak	6	G	G	6	Y		X	H	2' from proposed grading.	Remove.
426	Monterey pine	11	G-F	G	8	Y			L	Clear of construction.	None.
427	Coast live oak	16	G-F	G	10	Y	X		L	Slightly sparse canopy. Clear of construction.	None.
428	Coast live oak	16	G-F	G-F	10	Y	X		L	Clear of construction.	None.
429	Monterey pine	23	F-P	F	18	M	X		L	Hardscape damage. Dead limbs on one side of canopy. Minor small branch dieback. Clear of construction.	None.
430	Monterey pine	11.5	G-F	G	15E	M			L	Some branch dieback. Clear of construction.	None.
431	Monterey pine	13	G-F	F	15	Y			L	Clear of construction.	None.
432	Coast live oak	7	F-P	F	5	Y			L	Stunted, sparse & chlorotic. Clear of construction.	None.
433	Coast live oak	8	G-F	F	6	Y			L	Not surveyed. May have lost top at 4.5'. Slightly sparse at top. Clear of construction.	None.

**APPENDIX 2: EXISTING TREE EVALUATION SCHEDULE WITH LANDSCAPE UNIT VALUES**

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
1	White birch	Removed	0.30	0.81	0.63	0.35	10	1	1.00	4.4
2	White birch	Removed	0.30	0.78	0.59	0.35	7	1	1.00	2.8
3	White birch	Removed	0.30	0.75	0.59	0.35	13	1	1.00	5.0
4	White birch	Removed	0.30	0.65	0.48	0.35	9	1	1.00	2.4
5	White birch	Removed	0.30	0.60	0.48	0.35	11	1	1.00	2.7
6	White birch	Removed	0.30	0.70	0.63	0.35	14	1	1.00	5.3
7	London planetree	Preserved	0.70	0.72	0.64	0.35	17	0.7	1.25	0.0
8	London planetree	Preserved	0.70	0.78	0.63	0.35	28	1	1.25	0.0
9	London planetree	Preserved	0.70	0.73	0.63	0.35	20	1	1.25	0.0
10	London planetree	Preserved	0.70	0.75	0.53	0.35	14	1	1.00	0.0
11	Coast live oak	Preserved	0.90	0.84	0.39	0.35	10	1	1.25	0.0
12	Coast live oak	Preserved	0.90	0.90	0.54	0.35	17	1	1.25	0.0
13	Coast live oak	Preserved	0.90	0.85	0.36	0.35	8	1	1.00	0.0
14	Coast live oak	Preserved	0.90	0.88	0.43	0.35	8	1	1.00	0.0
15	Coast live oak	Preserved	0.90	0.84	0.46	0.35	6	0.7	1.00	0.0
16	Coast live oak	Preserved	0.90	0.75	0.36	0.35	9	0.7	1.00	0.0
17	Coast live oak	Preserved	0.90	0.83	0.44	0.35	7	0.7	1.00	0.0
18	Coast live oak	Preserved	0.90	0.75	0.36	0.35	6	1	1.00	0.0
19	Blue gum	Preserved	0.10	0.90	0.33	0.35	6	1	1.00	0.0
20	Blue gum	Preserved	0.10	0.80	0.44	0.35	11	1	1.00	0.0
21	Blue gum	Preserved	0.10	0.69	0.63	0.35	53	0.7	1.25	0.0
22	Blue gum	Preserved	0.10	0.65	0.59	0.35	37	0.7	1.25	0.0
23	Coast live oak	Removed	0.90	0.87	0.49	0.35	10	0.7	1.25	9.7
24	Coast live oak	Removed	0.90	0.73	0.69	0.35	26	0.7	1.25	29.6
25	Coast live oak	Removed	0.90	0.75	0.59	0.35	20	0.7	1.25	20.0
26	Coast live oak	Removed	0.90	0.72	0.53	0.35	8	0.7	1.00	5.5
27	Holly oak	Removed	0.70	0.75	0.56	0.35	7	0.7	1.00	4.1
28	Deodar cedar	Removed	0.90	1.00	0.58	0.35	11	0.7	1.25	14.3
29	Deodar cedar	Removed	0.90	1.00	0.58	0.35	11	0.7	1.25	14.3
30	Holly oak	Removed	0.70	0.85	0.43	0.35	7	0.7	1.00	3.6
31	Coast live oak	Removed	0.90	0.75	0.56	0.35	15	0.7	1.25	14.2
32	Coast live oak	Removed	0.90	0.85	0.66	0.35	14	0.7	1.25	17.7
33	Holly oak	Removed	0.70	0.81	0.39	0.35	7	0.7	1.00	3.1
34	Coast live oak	Removed	0.90	0.75	0.39	0.35	7	1	1.00	5.3
35	Coast live oak	Preserved	0.90	0.75	0.36	0.35	7	1	1.00	0.0
36	Coast live oak	Removed	0.90	0.88	0.36	0.35	7	1	1.00	5.7
37	Coast live oak	Removed	0.90	0.81	0.36	0.35	6	0.7	1.00	3.1
38	Coast live oak	Removed	0.90	0.78	0.49	0.35	9	0.7	1.00	6.2

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
39	Coast live oak	Removed	0.90	0.75	0.43	0.35	10	1	1.25	10.3
40	Holly oak	Removed	0.70	0.97	0.41	0.35	7	0.7	1.00	3.9
41	Coast live oak	Removed	0.90	0.81	0.59	0.35	11.5	0.7	1.25	12.4
42	Coast live oak	Removed	0.90	0.69	0.63	0.35	19	0.7	1.25	18.5
43	Coast live oak	Removed	0.90	0.40	0.43	0.35	15	0.7	1.25	5.8
44	Coast live oak	Removed	0.90	0.40	0.43	0.35	12	0.7	1.25	4.6
45	Southern magnolia	Removed	0.90	0.66	0.56	0.35	8	0.7	1.00	5.3
46	Camphor	Removed	0.70	0.60	0.53	0.35	17	0.7	1.25	9.4
47	Camphor	Removed	0.70	0.60	0.43	0.35	9	0.7	1.00	3.2
48	Camphor	Removed	0.70	0.68	0.56	0.35	14	0.7	1.00	7.5
49	Southern magnolia	Removed	0.90	0.75	0.53	0.35	6.5	0.7	1.00	4.6
50	Camphor	Removed	0.70	0.66	0.59	0.35	15	0.7	1.00	8.2
51	Camphor	Removed	0.70	0.69	0.53	0.35	13	0.7	1.00	6.6
52	Camphor	Removed	0.70	0.59	0.43	0.35	9	0.7	1.00	3.2
53	Camphor	Removed	0.70	0.69	0.51	0.35	12	0.7	1.00	5.9
54	Camphor	Removed	0.70	0.69	0.56	0.35	15	0.7	1.00	8.1
55	Southern magnolia	Removed	0.90	0.72	0.59	0.35	8	0.7	1.00	6.2
56	Southern magnolia	Removed	0.90	0.66	0.49	0.35	10	0.7	1.00	5.9
57	Purple leaf plum	Removed	0.30	0.72	0.56	0.35	12	0.7	1.00	2.9
58	Purple leaf plum	Removed	0.30	0.72	0.54	0.35	12	0.7	1.00	2.8
59	Purple leaf plum	Removed	0.30	0.72	0.59	0.35	13	0.7	1.00	3.3
60	Monterey pine	Removed	0.30	0.66	0.73	0.35	38	1	1.25	19.5
61	Purple leaf plum	Removed	0.30	0.72	0.56	0.35	12	1	1.00	4.1
62	London planetree	Removed	0.70	0.75	0.74	0.35	28	1	1.25	39.0
63	London planetree	Preserved	0.70	0.75	0.59	0.35	13	1	1.00	0.0
64	Purple leaf plum	Removed	0.30	0.72	0.43	0.35	12	0.7	1.00	2.2
65	Purple leaf plum	Removed	0.30	0.72	0.43	0.35	6	0.7	1.00	1.1
66	Purple leaf plum	Preserved	0.30	0.72	0.43	0.35	6	0.7	1.00	0.0
67	Purple leaf plum	Preserved	0.30	0.75	0.49	0.35	8	1	1.00	0.0
68	London planetree	Preserved	0.70	0.60	0.53	0.35	18	1	1.25	0.0
69	London planetree	Preserved	0.70	0.72	0.63	0.35	13	1	1.00	0.0
70	Coast redwood	Removed	0.90	0.75	0.59	0.35	14	0.7	1.25	14.0
71	Coast redwood	Removed	0.90	0.81	0.66	0.35	23	0.7	1.25	27.7
72	Coast redwood	Removed	0.90	0.70	0.69	0.35	31	0.7	1.25	33.9
73	Coast redwood	Removed	0.90	0.45	0.56	0.35	19	0.7	1.25	10.8
74	Coast redwood	Removed	0.90	0.45	0.51	0.35	21	0.7	1.25	10.8
75	London planetree	Preserved	0.70	0.72	0.59	0.35	11	1	1.00	0.0
76	London planetree	Preserved	0.70	0.75	0.63	0.35	11	1	1.00	0.0
77	London planetree	Preserved	0.70	0.69	0.56	0.35	11	1	1.00	0.0

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
78	London planetree	Preserved	0.70	0.75	0.63	0.35	20	1	1.25	0.0
79	London planetree	Preserved	0.70	0.63	0.49	0.35	12	0.7	1.00	0.0
80	Coast redwood	Removed	0.90	0.63	0.59	0.35	23	0.7	1.25	19.3
81	Coast redwood	Removed	0.90	0.63	0.49	0.35	12	0.7	1.25	8.4
82	Coast redwood	Removed	0.90	0.66	0.66	0.35	28	0.7	1.25	27.4
83	Coast redwood	Removed	0.90	0.66	0.66	0.35	32	0.7	1.25	31.4
84	London planetree	Removed	0.70	0.66	0.58	0.35	14	1	1.00	10.7
85	London planetree	Removed	0.70	0.60	0.49	0.35	6	1	1.00	3.6
86	Coast redwood	Removed	0.90	0.60	0.49	0.35	14	0.7	1.25	9.3
87	London planetree	Removed	0.70	0.75	0.59	0.35	12	1	1.00	10.7
88	London planetree	Removed	0.70	0.60	0.41	0.35	11	0.7	1.00	3.8
89	London planetree	Removed	0.70	0.60	0.46	0.35	8	0.7	1.00	3.1
90	London planetree	Removed	0.70	0.56	0.49	0.35	14	1	1.00	7.7
91	Chinese elm	Removed	0.70	0.81	0.66	0.35	13	1	1.00	13.9
92	Chinese elm	Removed	0.70	0.75	0.56	0.35	12	1	1.00	10.1
93	Chinese elm	Removed	0.70	0.78	0.66	0.35	17	1	1.25	21.9
94	Ash	Removed	0.70	0.72	0.59	0.35	21	0.7	1.25	15.7
95	Canary Island pine	Removed	0.90	0.88	0.56	0.35	18	0.7	1.25	20.0
96	Canary Island pine	Removed	0.90	0.81	0.76	0.35	29	0.7	1.25	40.2
97	Coast redwood	Removed	0.90	0.81	0.73	0.35	41	0.7	1.25	54.3
98	Coast redwood	Removed	0.90	0.81	0.73	0.35	43	0.7	1.25	56.9
99	Coast redwood	Removed	0.90	0.81	0.74	0.35	45	0.7	1.25	61.0
100	Coast redwood	Removed	0.90	0.78	0.69	0.35	47	0.7	1.25	57.2
101	Brisbane box	Removed	0.90	0.65	0.33	0.35	8	0.7	1.00	3.1
102	Sweet gum	Removed	0.50	0.60	0.44	0.35	10	0.7	1.00	2.7
103	Sweet gum	Removed	0.50	0.75	0.53	0.35	13	0.7	1.00	5.1
104	Sweet gum	Removed	0.50	0.72	0.58	0.35	10	0.7	1.00	4.2
105	Sweet gum	Removed	0.50	0.78	0.51	0.35	7	0.7	1.00	2.8
106	Sweet gum	Removed	0.50	0.66	0.46	0.35	9	0.7	1.00	2.7
107	Sweet gum	Removed	0.50	0.68	0.51	0.35	6	0.7	1.00	2.1
108	Ash	Removed	0.70	0.65	0.59	0.35	27	0.7	1.25	18.2
109	Purple leaf plum	Removed	0.30	0.60	0.39	0.35	9	0.7	1.00	1.3
110	Coast redwood	Removed	0.90	0.45	0.49	0.35	27	0.7	1.25	13.5
111	Coast live oak	Preserved	0.90	0.69	0.48	0.35	18	1	1.25	0.0
112	Coast live oak	Removed	0.90	0.72	0.56	0.35	22	1	1.25	28.5
113	California bay	Removed	0.70	0.70	0.39	0.35	9	1	1.00	5.0
114	Italian stone pine	Preserved	0.70	0.94	0.44	0.35	9	1	1.00	0.0
115	Coast live oak	Preserved	0.90	0.63	0.49	0.35	10	1	1.25	0.0
116	Monterey cypress	Removed	0.50	0.75	0.66	0.35	24	0.7	1.25	14.9

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
117	Monterey pine	Removed	0.30	0.84	0.59	0.35	10	1	1.00	4.3
118	Arizona cypress	Removed	0.50	0.66	0.58	0.35	25	0.7	1.25	11.9
119	Monterey pine	Removed	0.30	0.70	0.54	0.35	9	0.7	1.00	2.1
120	Coast redwood	Removed	0.90	0.75	0.66	0.35	11	0.7	1.25	12.3
121	Brazilian pepper	Removed	0.50	0.63	0.56	0.35	13	0.7	1.00	4.6
122	Brazilian pepper	Removed	0.50	0.63	0.39	0.35	6	0.7	1.00	1.5
123	Brazilian pepper	Removed	0.50	0.59	0.66	0.35	17	0.7	1.25	8.3
124	Brazilian pepper	Removed	0.50	0.63	0.59	0.35	11	0.7	1.00	4.1
125	Sweet gum	Removed	0.50	0.75	0.58	0.35	8	0.7	1.00	3.5
126	Sweet gum	Removed	0.50	0.72	0.61	0.35	11	0.7	1.00	4.8
127	Sweet gum	Removed	0.50	0.72	0.61	0.35	11	0.7	1.00	4.8
128	Sweet gum	Removed	0.50	0.69	0.58	0.35	13	0.7	1.00	5.2
129	Sweet gum	Removed	0.50	0.69	0.56	0.35	13	0.7	1.00	5.0
130	Ash	Removed	0.70	0.65	0.53	0.35	22	0.7	1.25	13.2
131	Ash	Removed	0.70	0.65	0.48	0.35	18	0.7	1.25	9.8
132	Ash	Removed	0.70	0.65	0.58	0.35	22	0.7	1.25	14.4
133	Deodar cedar	Removed	0.90	0.50	0.49	0.35	17	0.7	1.25	9.4
134	Deodar cedar	Removed	0.90	0.78	0.63	0.35	14	0.7	1.25	15.4
135	Coast live oak	Removed	0.90	0.75	0.39	0.35	6	0.7	1.00	3.2
136	Coast live oak	Removed	0.90	0.72	0.59	0.35	18	0.7	1.25	17.3
137	Monterey pine	Removed	0.30	0.72	0.63	0.35	29	0.7	1.25	9.8
138	Monterey pine	Removed	0.30	0.72	0.58	0.35	18	0.7	1.25	5.6
139	Monterey pine	Removed	0.30	0.72	0.61	0.35	26	0.7	1.25	8.6
140	Monterey pine	Removed	0.30	0.69	0.49	0.35	31	0.7	1.25	7.9
141	Coast redwood	Removed	0.90	0.40	0.36	0.35	20	0.7	1.25	6.5
142	Coast redwood	Removed	0.90	0.40	0.34	0.35	15	0.7	1.25	4.6
143	Coast redwood	Removed	0.90	0.44	0.31	0.35	16	0.7	1.25	4.9
144	Coast redwood	Removed	0.90	0.50	0.39	0.35	13	0.7	1.25	5.8
145	Coast redwood	Removed	0.90	0.47	0.38	0.35	26	0.7	1.25	10.4
146	Monterey pine	Removed	0.30	0.78	0.39	0.35	10	0.7	1.00	1.8
147	Coast live oak	Removed	0.90	0.94	0.51	0.35	12	0.7	1.25	12.9
148	Coast live oak	Removed	0.90	0.75	0.64	0.35	13	0.7	1.25	14.1
149	Holly oak	Removed	0.70	0.50	0.44	0.35	7	0.7	1.00	2.2
150	Coast redwood	Removed	0.90	0.65	0.56	0.35	7	0.7	1.00	4.6
151	Monterey pine	Removed	0.30	0.88	0.66	0.35	6	0.7	1.00	2.1
152	Coast redwood	Removed	0.90	0.59	0.48	0.35	23	0.7	1.25	14.6
153	Coast redwood	Removed	0.90	0.60	0.46	0.35	18	0.7	1.25	11.2
154	Hollywood juniper	Removed	0.50	1.00	0.53	0.35	11	0.7	1.00	5.8
155	Callery pear	Removed	0.50	0.72	0.59	0.35	11	0.7	1.00	4.7

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
156	Callery pear	Removed	0.50	0.75	0.48	0.35	8.5	1	1.00	4.3
157	Monterey pine	Removed	0.30	0.65	0.69	0.35	25	1	1.25	12.1
158	Coast live oak	Removed	0.90	0.97	0.63	0.35	12.5	1	1.25	24.4
159	Coast live oak	Removed	0.90	0.88	0.63	0.35	13	0.7	1.25	16.0
160	Coast live oak	Removed	0.90	0.63	0.59	0.35	14.5	0.7	1.25	12.1
161	London planetree	Removed	0.70	0.75	0.59	0.35	13.5	1	1.00	12.0
162	London planetree	Removed	0.70	0.75	0.59	0.35	14	1	1.00	12.5
163	London planetree	Removed	0.70	0.72	0.59	0.35	13	1	1.00	11.1
164	London planetree	Removed	0.70	0.81	0.63	0.35	14.5	0.7	1.00	10.3
165	Coast live oak	Removed	0.90	0.59	0.58	0.35	11	0.7	1.25	8.5
166	Monterey pine	Removed	0.30	0.69	0.64	0.35	23	0.7	1.25	7.6
167	Coast live oak	Removed	0.90	0.84	0.59	0.35	11	0.7	1.25	12.4
168	Brisbane box	Removed	0.90	0.84	0.34	0.35	6	0.7	1.00	3.1
169	Monterey pine	Removed	0.30	0.69	0.66	0.35	33	0.7	1.25	11.2
170	Coast redwood	Removed	0.90	0.97	0.64	0.35	21	0.7	1.25	29.4
171	Coast redwood	Removed	0.90	0.88	0.64	0.35	23.5	0.7	1.25	29.8
172	Monterey pine	Removed	0.30	0.72	0.68	0.35	22	1	1.25	11.5
173	Coast redwood	Removed	0.90	0.84	0.39	0.35	15	0.7	1.25	11.2
174	Coast redwood	Removed	0.90	0.94	0.76	0.35	42.5	0.7	1.25	68.1
175	Coast redwood	Removed	0.90	1.00	0.79	0.35	44	0.7	1.25	78.5
176	Coast redwood	Removed	0.90	0.94	0.43	0.35	16.5	0.7	1.25	14.9
177	Coast redwood	Removed	0.90	1.00	0.49	0.35	24	0.7	1.25	26.6
178	Monterey pine	Removed	0.30	0.69	0.56	0.35	33	0.7	1.25	9.5
179	Coast live oak	Removed	0.90	0.75	0.63	0.35	15.5	0.7	1.25	16.4
180	Coast live oak	Removed	0.90	0.53	0.39	0.35	6.5	0.7	1.00	2.4
181	Blackwood acacia	Removed	0.30	1.00	0.38	0.35	6	0.7	1.00	1.4
182	Coast live oak	Removed	0.90	0.60	0.53	0.35	11	0.7	1.25	7.8
183	Coast live oak	Removed	0.90	0.59	0.48	0.35	8	0.7	1.00	4.1
184	Monterey pine	Removed	0.30	0.97	0.53	0.35	11.5	0.7	1.00	3.5
185	Coast live oak	Removed	0.90	0.56	0.44	0.35	7	0.7	1.00	3.1
186	Blackwood acacia	Removed	0.30	0.81	0.39	0.35	7	1	1.00	1.9
187	Blackwood acacia	Removed	0.30	0.81	0.34	0.35	7	1	1.00	1.7
188	Coast redwood	Removed	0.90	0.84	0.59	0.35	27	0.7	1.25	30.4
189	Coast live oak	Removed	0.90	0.81	0.44	0.35	12	0.7	1.25	9.7
190	Coast redwood	Removed	0.90	0.81	0.53	0.35	18.5	0.7	1.25	17.8
191	Coast live oak	Removed	0.90	0.69	0.53	0.35	23	0.7	1.25	18.7
192	Blackwood acacia	Removed	0.30	0.84	0.66	0.35	27	1	1.25	16.1
193	Coast live oak	Removed	0.90	0.94	0.59	0.35	25	0.7	1.25	31.3
194	Monterey pine	Removed	0.30	0.72	0.34	0.35	12	0.7	1.00	1.8



Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
195	Coast live oak	Removed	0.90	0.75	0.39	0.35	22.5	0.7	1.25	14.9
196	Blackwood acacia	Preserved	0.30	0.84	0.43	0.35	8.5	1	1.00	0.0
197	Coast live oak	Removed	0.90	0.75	0.43	0.35	19	0.7	1.25	13.7
198	Coast redwood	Preserved	0.90	0.81	0.43	0.35	17	1	1.25	0.0
199	Coast redwood	Removed	0.90	0.88	0.43	0.35	12	0.7	1.25	10.1
200	Coast redwood	Removed	0.90	0.84	0.53	0.35	24	0.7	1.25	24.0
201	Coast live oak	Removed	0.90	0.66	0.46	0.35	18	0.7	1.25	12.2
202	Coast live oak	Removed	0.90	0.78	0.53	0.35	13	0.7	1.25	12.0
203	Coast live oak	Removed	0.90	0.78	0.59	0.35	14.5	0.7	1.25	15.1
204	Coast live oak	Removed	0.90	0.72	0.48	0.35	7	0.7	1.00	4.3
205	Coast live oak	Removed	0.90	0.59	0.49	0.35	15	0.7	1.25	9.9
206	Coast live oak	Removed	0.90	0.59	0.46	0.35	22.5	0.7	1.25	13.8
207	Deodar cedar	Removed	0.90	0.81	0.39	0.35	9	0.7	1.00	5.2
208	Deodar cedar	Removed	0.90	0.81	0.39	0.35	6	0.7	1.00	3.5
209	Monterey pine	Removed	0.30	0.69	0.43	0.35	8	0.7	1.00	1.4
210	Monterey pine	Removed	0.30	0.81	0.53	0.35	16	0.7	1.25	5.1
211	Deodar cedar	Removed	0.90	0.66	0.39	0.35	8.5	0.7	1.00	3.9
212	Monterey pine	Preserved	0.30	0.78	0.38	0.35	6	1	1.00	0.0
213	Monterey pine	Preserved	0.30	0.72	0.43	0.35	8.5	1	1.00	0.0
214	Monterey pine	Preserved	0.30	0.81	0.43	0.35	9	0.7	1.00	0.0
215	Coast live oak	Preserved	0.90	0.75	0.38	0.35	6	0.7	1.00	0.0
216	Coast live oak	Preserved	0.90	0.78	0.39	0.35	10	1	1.25	0.0
217	Monterey pine	Removed	0.30	0.66	0.39	0.35	13	0.7	1.00	2.0
218	Monterey pine	Removed	0.30	0.84	0.43	0.35	9	0.7	1.00	1.9
219	Monterey pine	Preserved	0.30	0.94	0.39	0.35	12	1	1.00	0.0
220	Monterey pine	Preserved	0.30	0.63	0.49	0.35	28	1	1.25	0.0
221	Monterey pine	Preserved	0.30	0.59	0.39	0.35	24	1	1.25	0.0
222	Monterey pine	Preserved	0.30	0.66	0.36	0.35	11.5	1	1.00	0.0
223	Blue gum	Removed	0.10	0.41	0.38	0.35	8	0.7	1.00	0.2
224	Monterey pine	Removed	0.30	0.81	0.46	0.35	10	0.7	1.00	2.2
225	Italian stone pine	Removed	0.30	0.84	0.43	0.35	6	0.7	1.00	1.3
226	Monterey pine	Removed	0.30	0.72	0.59	0.35	30	0.7	1.25	9.6
227	Italian stone pine	Removed	0.70	0.75	0.43	0.35	9	0.7	1.00	4.0
228	Monterey pine	Removed	0.30	0.75	0.53	0.35	12	0.7	1.00	2.8
229	Monterey pine	Removed	0.30	0.56	0.46	0.35	21.5	0.7	1.25	4.2
230	Coast live oak	Removed	0.90	0.81	0.49	0.35	8	0.7	1.00	5.8
231	Monterey pine	Removed	0.30	0.75	0.63	0.35	14	0.7	1.00	3.9
232	Monterey pine	Removed	0.30	0.75	0.63	0.35	16	0.7	1.25	5.6
233	Monterey pine	Removed	0.30	0.66	0.44	0.35	9	0.7	1.00	1.6

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
234	Monterey pine	Removed	0.30	0.84	0.46	0.35	10.5	0.7	1.00	2.4
235	Coast live oak	Removed	0.90	0.91	0.59	0.35	10	0.7	1.25	12.1
236	Monterey pine	Removed	0.30	0.69	0.53	0.35	16	0.7	1.25	4.3
237	Blue gum	Removed	0.10	0.63	0.41	0.35	11	0.7	1.00	0.6
238	Blue gum	Removed	0.10	0.69	0.46	0.35	10.5	0.7	1.00	0.7
239	Monterey pine	Removed	0.30	0.78	0.39	0.35	6.5	0.7	1.00	1.2
240	Monterey cypress	Removed	0.50	0.78	0.69	0.35	19	0.7	1.25	12.9
241	Monterey pine	Preserved	0.30	0.66	0.39	0.35	20	1	1.25	0.0
242	Monterey pine	Preserved (revised 5/21/20)	0.30	0.69	0.46	0.35	21.5	0.7	1.25	0.0
243	Monterey pine	Preserved (revised 5/21/20)	0.30	0.69	0.43	0.35	20.5	0.7	1.25	0.0
244	Monterey cypress	Removed	0.50	0.69	0.63	0.35	28	0.7	1.25	15.1
245	Italian stone pine	Removed	0.70	0.69	0.49	0.35	10	0.7	1.00	4.7
246	Monterey pine	Removed	0.30	0.81	0.43	0.35	6	0.7	1.00	1.2
247	Blackwood acacia	Removed	0.30	0.75	0.66	0.35	6	0.7	1.00	1.8
248	Monterey pine	Removed	0.30	1.00	0.53	0.35	8	0.7	1.00	2.5
249	Monterey pine	Removed	0.30	0.91	0.49	0.35	7	0.7	1.00	1.9
250	Monterey pine	Preserved	0.30	0.75	0.49	0.35	16	1	1.25	0.0
251	Monterey pine	Removed	0.30	0.72	0.43	0.35	9	0.7	1.00	1.7
252	Coast redwood	Removed	0.90	0.75	0.46	0.35	10	0.7	1.25	7.8
253	Monterey pine	Removed	0.30	0.81	0.46	0.35	9	0.7	1.00	2.0
254	Coast redwood	Removed	0.90	0.63	0.53	0.35	20	0.7	1.25	14.8
255	Monterey pine	Removed	0.30	0.75	0.43	0.35	6.5	0.7	1.00	1.2
256	Coast redwood	Removed	0.90	0.59	0.39	0.35	18	0.7	1.25	9.5
257	Monterey pine	Removed	0.30	0.63	0.43	0.35	24	0.7	1.25	4.8
258	Blue gum	Preserved	0.10	0.78	0.36	0.35	7	1	1.00	0.0
259	Monterey pine	Preserved	0.30	0.66	0.49	0.35	21.5	1	1.25	0.0
260	Coast redwood	Preserved	0.90	0.72	0.36	0.35	10	0.7	1.25	0.0
261	Coast redwood	Removed	0.90	0.75	0.53	0.35	20.5	0.7	1.25	18.2
262	Monterey pine	Removed	0.30	0.72	0.46	0.35	10	0.7	1.00	2.0
263	Monterey pine	Removed	0.30	0.97	0.48	0.35	8	0.7	1.00	2.2
264	Blue gum	Removed	0.10	0.72	0.46	0.35	6	0.7	1.00	0.4
265	Blackwood acacia	Removed	0.30	0.91	0.63	0.35	8	0.7	1.00	2.7
266	Blue gum	Removed	0.10	0.63	0.53	0.35	9	0.7	1.00	0.6
267	Blackwood acacia	Removed	0.30	0.97	0.66	0.35	6	0.7	1.00	2.3
268	Monterey pine	Removed	0.30	0.81	0.46	0.35	7	0.7	1.00	1.6
269	Monterey pine	Removed	0.30	0.97	0.53	0.35	12	0.7	1.00	3.7
270	Monterey pine	Removed	0.30	1.00	0.63	0.35	14	0.7	1.00	5.3

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
271	Coast redwood	Removed	0.90	0.72	0.46	0.35	21	1	1.25	22.3
272	Coast redwood	Removed	0.90	0.72	0.63	0.35	12	0.7	1.25	12.2
273	Coast redwood	Removed	0.90	0.81	0.76	0.35	24	0.7	1.25	33.3
274	Monterey pine	Removed	0.30	0.72	0.63	0.35	15	0.7	1.00	4.1
275	Coast redwood	Removed	0.90	0.69	0.66	0.35	20	0.7	1.25	20.4
277	Monterey pine	Removed	0.30	0.75	0.56	0.35	10	0.7	1.00	2.5
278	Blackwood acacia	Removed	0.30	0.81	0.59	0.35	10	0.7	1.00	2.9
279	Monterey pine	Removed	0.30	0.78	0.53	0.35	12.5	0.7	1.00	3.1
280	Coast live oak	Removed	0.90	0.72	0.53	0.35	18.5	0.7	1.25	15.8
281	Coast live oak	Removed	0.90	0.81	0.69	0.35	16	0.7	1.25	20.3
282	Coast live oak	Removed	0.90	0.59	0.66	0.35	15	0.7	1.25	13.2
283	Coast live oak	Removed	0.90	0.81	0.59	0.35	13.5	0.7	1.25	14.6
284	Monterey cypress	Removed	0.50	0.78	0.76	0.35	36.5	0.7	1.25	27.1
285	Monterey cypress	Removed	0.50	0.94	0.66	0.35	9	0.7	1.00	5.6
286	Monterey pine	Removed	0.30	0.66	0.46	0.35	9	0.7	1.00	1.6
287	Deodar cedar	Removed	0.90	1.00	0.66	0.35	8	0.7	1.00	9.5
288	Deodar cedar	Removed	0.90	1.00	0.66	0.35	8	0.7	1.00	9.5
289	Deodar cedar	Removed	0.90	0.91	0.66	0.35	11	0.7	1.25	14.8
290	Deodar cedar	Removed	0.90	0.81	0.66	0.35	12	0.7	1.25	14.5
291	Evergreen pear	Removed	0.50	0.81	0.76	0.35	16	0.7	1.25	12.4
292	Evergreen pear	Removed	0.50	0.75	0.74	0.35	16.5	0.7	1.25	11.5
293	Evergreen pear	Removed	0.50	0.59	0.69	0.35	16.5	0.7	1.25	8.5
294	Evergreen pear	Removed	0.50	0.59	0.69	0.35	15	0.7	1.00	6.2
295	Evergreen pear	Removed	0.50	0.53	0.69	0.35	17	0.7	1.25	7.8
296	Chinese elm	Removed	0.70	0.59	0.59	0.35	12	0.7	1.00	5.9
297	Chinese elm	Removed	0.70	0.63	0.59	0.35	10	0.7	1.00	5.2
298	Chinese elm	Removed	0.70	0.63	0.59	0.35	12	0.7	1.00	6.2
299	Chinese elm	Removed	0.70	0.66	0.59	0.35	10	0.7	1.00	5.5
300	Chinese elm	Removed	0.70	0.63	0.59	0.35	12	0.7	1.00	6.2
301	Chinese elm	Removed	0.70	0.63	0.59	0.35	12	0.7	1.00	6.2
302	Chinese elm	Removed	0.70	0.63	0.59	0.35	10	0.7	1.00	5.2
303	Coast live oak	Removed	0.90	0.72	0.59	0.35	10	0.7	1.25	9.6
304	Coast redwood	Removed	0.90	0.63	0.51	0.35	8.5	0.7	1.00	4.9
305	Monterey cypress	Removed	0.50	0.84	0.69	0.35	29.5	0.7	1.25	21.6
306	Monterey pine	Removed	0.30	0.81	0.66	0.35	12.5	0.7	1.00	4.0
307	Coast live oak	Removed	0.90	0.75	0.58	0.35	7.5	0.7	1.00	5.8
308	Coast live oak	Removed	0.90	0.75	0.63	0.35	7	0.7	1.00	5.9
309	Monterey pine	Removed	0.30	0.94	0.66	0.35	9	0.7	1.00	3.3
310	Coast redwood	Removed	0.90	0.81	0.69	0.35	15.5	0.7	1.25	19.6

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
311	Monterey pine	Removed	0.30	0.72	0.49	0.35	8.5	0.7	1.00	1.8
312	Coast redwood	Removed	0.90	0.63	0.44	0.35	15.5	0.7	1.25	9.7
313	Coast redwood	Removed	0.90	0.53	0.44	0.35	19.5	0.7	1.25	10.3
314	Coast redwood	Removed	0.90	0.63	0.56	0.35	19	0.7	1.25	15.0
315	Coast live oak	Removed	0.90	0.94	0.56	0.35	7.5	0.7	1.00	7.1
316	Monterey pine	Removed	0.30	0.84	0.59	0.35	13	0.7	1.00	3.9
317	Blue gum	Removed	0.10	0.69	0.43	0.35	6.5	0.7	1.00	0.4
318	Monterey pine	Removed	0.30	0.69	0.58	0.35	12	0.7	1.00	2.9
319	Monterey pine	Removed	0.30	0.72	0.51	0.35	8	0.7	1.00	1.8
320	Monterey pine	Removed	0.30	0.97	0.69	0.35	14.5	0.7	1.00	5.8
321	Deodar cedar	Removed (revised 5/21/20)	0.90	0.94	0.61	0.35	9.5	0.7	1.00	9.8
322	Deodar cedar	Removed (revised 5/21/20)	0.90	0.94	0.59	0.35	7	0.7	1.00	7.0
323	Deodar cedar	Removed (revised 5/21/20)	0.90	0.94	0.63	0.35	9	0.7	1.00	9.5
324	Monterey pine	Removed	0.30	0.69	0.79	0.35	22.5	0.7	1.25	9.2
325	Callery pear	Removed	0.50	0.88	0.56	0.35	8	0.7	1.00	3.9
326	Callery pear	Removed	0.50	0.62	0.56	0.35	7	0.7	1.00	2.4
327	Callery pear	Removed	0.50	0.60	0.59	0.35	9	0.7	1.00	3.2
328	Callery pear	Removed	0.50	0.50	0.38	0.35	6.5	0.7	1.00	1.2
329	Coast live oak	Removed	0.90	0.78	0.56	0.35	9	0.7	1.00	7.1
330	Deodar cedar	Removed	0.90	0.97	0.59	0.35	10.5	0.7	1.25	13.6
331	Deodar cedar	Removed	0.90	0.97	0.59	0.35	6	0.7	1.00	6.2
332	Deodar cedar	Removed	0.90	1.00	0.59	0.35	9	0.7	1.00	9.6
333	Deodar cedar	Removed	0.90	1.00	0.59	0.35	7	0.7	1.00	7.5
334	Deodar cedar	Removed	0.90	1.00	0.59	0.35	7	0.7	1.00	7.5
335	Peruvian pepper	Removed	0.50	0.75	0.68	0.35	19.5	0.7	1.25	12.4
336	Blue gum	Removed	0.10	0.59	0.59	0.35	21.5	0.7	1.25	1.9
337	Coast live oak	Removed	0.90	0.88	0.63	0.35	9.5	0.7	1.00	9.4
338	Chinese elm	Removed	0.70	0.66	0.69	0.35	12	0.7	1.00	7.6
339	Chinese elm	Removed	0.70	0.84	0.69	0.35	6	0.7	1.00	4.9
340	Coast live oak	Removed	0.90	0.84	0.76	0.35	15.5	0.7	1.25	22.4
341	Chinese elm	Removed	0.70	0.56	0.66	0.35	10	0.7	1.00	5.2
342	Chinese elm	Removed	0.70	0.63	0.68	0.35	9	0.7	1.00	5.3
343	Coast redwood	Removed	0.90	0.72	0.76	0.35	25	0.7	1.25	30.7
344	Coast live oak	Removed	0.90	0.66	0.41	0.35	6	0.7	1.00	2.9
345	Blue gum	Preserved	0.10	0.50	0.43	0.35	32	1	1.25	0.0
346	Blue gum	Removed	0.10	0.63	0.43	0.35	12	1	1.00	0.9

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
347	Blue gum	Removed	0.10	0.72	0.36	0.35	6	1	1.00	0.4
348	Blue gum	Preserved	0.10	0.59	0.31	0.35	6.5	1	1.00	0.0
349	Monterey pine	Removed	0.30	0.69	0.38	0.35	14.5	0.7	1.00	2.3
350	Monterey pine	Removed	0.30	0.69	0.49	0.35	18	0.7	1.25	4.6
351	Blue gum	Preserved	0.10	0.50	0.46	0.35	26	1	1.25	0.0
352	Monterey pine	Removed	0.30	0.72	0.56	0.35	20	1	1.25	8.6
353	Monterey pine	Removed	0.30	0.75	0.56	0.35	13.5	1	1.00	4.9
354	Blue gum	Preserved	0.10	0.55	0.49	0.35	38	1	1.25	0.0
355	Blue gum	Preserved	0.10	0.60	0.49	0.35	38	1	1.25	0.0
356	Monterey pine	Removed	0.30	0.81	0.46	0.35	7	1	1.00	2.2
357	Monterey pine	Removed	0.30	0.78	0.51	0.35	11.5	1	1.00	3.9
358	Monterey pine	Removed	0.30	0.72	0.41	0.35	12	0.7	1.00	2.1
359	Monterey pine	Removed	0.30	0.75	0.61	0.35	20	0.7	1.25	6.9
360	Blue gum	Preserved	0.10	0.75	0.46	0.35	16	1	1.25	0.0
361	Blue gum	Preserved	0.10	0.56	0.36	0.35	7	1	1.00	0.0
362	Blue gum	Preserved	0.10	0.50	0.39	0.35	12	1	1.00	0.0
363	Blue gum	Preserved	0.10	0.66	0.44	0.35	22	1	1.25	0.0
364	Monterey pine	Removed	0.30	0.78	0.56	0.35	13.5	0.7	1.00	3.5
365	Monterey pine	Removed	0.30	0.75	0.53	0.35	12.5	0.7	1.00	3.0
366	Monterey pine	Removed	0.30	0.81	0.63	0.35	14.5	0.7	1.00	4.4
367	Monterey pine	Removed	0.30	0.72	0.66	0.35	18	0.7	1.25	6.4
368	Monterey pine	Removed	0.30	0.75	0.66	0.35	15.5	0.7	1.00	4.6
369	Monterey pine	Removed	0.30	0.75	0.53	0.35	9	0.7	1.00	2.1
370	Monterey pine	Removed	0.30	0.63	0.53	0.35	9.5	0.7	1.00	1.9
371	Monterey pine	Removed	0.30	0.65	0.56	0.35	12.5	0.7	1.00	2.7
372	Coast live oak	Preserved	0.90	0.75	0.59	0.35	6	1	1	0.0
373	Coast live oak	Preserved	0.90	0.59	0.49	0.35	7.5	1	1	0.0
374	Coast live oak	Preserved	0.90	0.75	0.56	0.35	6	1	1	0.0
375	Blue gum	Removed	0.10	0.78	0.38	0.35	8	1	1	0.7
376	Blue gum	Removed	0.10	0.78	0.38	0.35	7	1	1	0.6
377	Blue gum	Preserved	0.10	0.63	0.38	0.35	6.5	1	1	0.0
378	Blue gum	Preserved	0.10	0.53	0.38	0.35	6	1	1	0.0
379	Blue gum	Preserved	0.10	0.53	0.36	0.35	14.5	1	1	0.0
380	Peppermint eucalyptus	Preserved	0.50	0.65	0.51	0.35	22	1	1.25	0.0
381	Blue gum	Removed	0.10	0.41	0.46	0.35	24	1	1.25	1.6
382	Blue gum	Removed	0.10	0.59	0.54	0.35	30	1	1.25	3.4
383	Monterey pine	Removed	0.30	1.00	0.51	0.35	8	1	1	3.5
384	Blue gum	Removed	0.10	0.47	0.46	0.35	16	1	1.25	1.2
385	Blue gum	Removed	0.10	0.59	0.49	0.35	20.5	1	1.25	2.1

Ref	Species Name	Fate: Preserved / Removed	Species Value %	Condition Value %	Location Value %	0.35	Caliper Size (inches)	0.70 if in allowable bldg. area	1.25 if Heritage Tree	LU Value
386	Blue gum	Removed	0.10	0.53	0.56	0.35	26.5	1	1.25	2.8
387	Blue gum	Removed	0.10	0.75	0.46	0.35	7	1	1	0.7
388	Blue gum	Removed	0.10	0.69	0.46	0.35	7.5	1	1	0.7
389	Blue gum	Removed	0.10	0.44	0.43	0.35	26	1	1.25	1.7
390	Blue gum	Removed	0.10	0.59	0.53	0.35	36	1	1.25	4.0
391	Blue gum	Removed	0.10	0.75	0.49	0.35	15	1	1	1.6
392	Callery pear	Preserved	0.50	0.75	0.49	0.35	9.5	1	1	0.0
393	Blackwood acacia	Preserved	0.30	0.94	0.76	0.35	23	1	1.25	0.0
394	Callery pear	Preserved	0.50	0.69	0.56	0.35	10	1	1	0.0
395	London planetree	Preserved	0.70	0.78	0.46	0.35	14	1	1	0.0
396	London planetree	Preserved	0.70	0.75	0.36	0.35	10	1	1	0.0
397	Monterey pine	Preserved	0.30	0.72	0.64	0.35	28.5	1	1.25	0.0
398	Coast live oak	Preserved	0.90	0.94	0.41	0.35	12	1	1.25	0.0
399	Coast live oak	Preserved	0.90	0.69	0.58	0.35	15	1	1.25	0.0
400	Coast live oak	Preserved	0.90	0.63	0.43	0.35	7	1	1	0.0
421	Coast live oak	Preserved	0.90	0.59	0.46	0.35	6	1	1	0.0
422	Coast live oak	Preserved	0.90	0.78	0.59	0.35	16	1	1.25	0.0
423	Coast live oak	Preserved	0.90	0.66	0.66	0.35	31.5	1	1.25	0.0
424	Coast live oak	Preserved	0.90	0.72	0.53	0.35	30	1	1.25	0.0
425	Coast live oak	Removed	0.90	0.97	0.53	0.35	6	1	1	7.9
426	Monterey pine	Preserved	0.30	0.81	0.53	0.35	11	1	1	0.0
427	Coast live oak	Preserved	0.90	0.78	0.59	0.35	16	1	1.25	0.0
428	Coast live oak	Preserved	0.90	0.81	0.53	0.35	16	1	1.25	0.0
429	Monterey pine	Preserved	0.30	0.75	0.56	0.35	23	1	1.25	0.0
430	Monterey pine	Preserved	0.30	0.81	0.44	0.35	11.5	1	1	0.0
431	Monterey pine	Preserved	0.30	0.84	0.44	0.35	13	1	1	0.0
432	Coast live oak	Preserved	0.90	0.78	0.41	0.35	7	1	1	0.0
433	Coast live oak	Preserved	0.90	0.78	0.41	0.35	8	1	1	0.0
<b>Total LU Value of Trees to be Removed</b>										<b>3072</b> (revised 5/21/20)