APPENDIX C

Arborist Report

Consulting Arborist Report

Prepared for:
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PROJECT:
550 and 570 Meridian and 1401 Parkmoor Avenue
San Jose, California

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ARBORIST CONSULTANTS

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INTRODUCTION

Ruben Green from Evergreen Arborists Consultants, Inc., (EAC) was asked to perform a site inspection and prepare an arborist report. In preparation of this report, Kimley-Horn provided a survey of the site. EAC performed site inspections in March 2019 and inventoried and field tagged 232 trees. The term "tree" shall mean any growing plant exceeding 6 feet in height, whether planted singly or as a hedge. Multi-stem trees were measured at 2 feet above the ground; the sum of all these measurements equals the diameter of the tree for ordinance and mitigation purposes.[1] The trees are numbered and approximate locations are shown on the site map and listed in the spreadsheets. Disposition and health recommendations relevant to the future development of the site for each tree are included. The tree inventory spreadsheet provides the following information:

- Type of tree (common and scientific name)
- Circumference (measured 2 feet above grade)
- Health
- Suitability for preservation
- Map with tree locations
- Photos of ordinance sized trees
- Approximate canopy width and height

Each tree photo has the tree number that corresponds to the numbered trees on the site plan.

SUMMARY OF FINDINGS

The entire site is located at 550 and 570 Meridian and 1401 Parkmoor Avenue in San Jose, California. The project site currently has three buildings and an above-ground parking garage. The grounds are relatively flat and consist of mature and smaller trees. A row of large trees was planted along the raised berm in front of 1401 Parkmoor Avenue, including two large pines and seven redwoods. No offsite trees are expected to be impacted by development.

[1] Guidelines for Inventorying, Evaluating, and Mitigating Impacts to Landscaping Trees in the City of San Jose, 5/31/2006.

Table 1. Species Count. The entire site has 15 different species. The table lists the trees in alphabetical order. The two most prevalent trees on site are *Podocarpus gracilior*, fern pine, making up 16% of the tree population, followed by *Tilia cordata*, Littleaf linden with 15%.

Species	Tree Count	Percent of Tree Population
Arbutus Marina	28	12%
Betula pendula	6	3%
Celtis sinensis	14	6%
Liquidambar	6	3%
Olea sp	32	14%
Pinus pinea	2	1%
Platanus acerifolia	22	9%
Podocarpus gracilior	38	16%
Prunus cerasifera	6	3%
Pyrus calleryana 'Bradford'	18	8%
Quercus agrifolia	9	4%
Quercus ilex	1	1%
Schinus molle	3	1%
Sequoia sempervirens	12	5%
Tilia cordata	35	15%
Grand Total	**232**	

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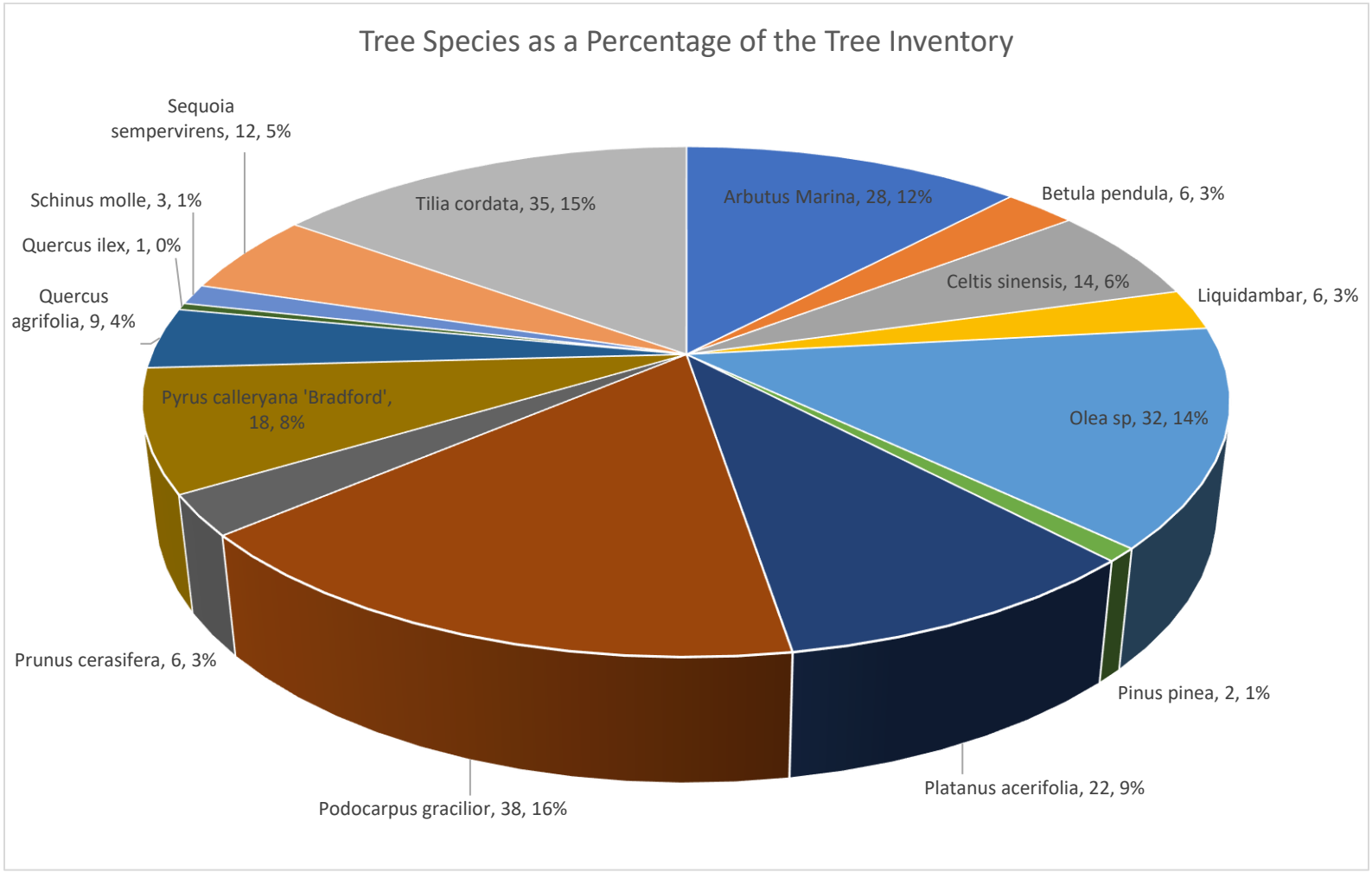
Figure 1. The tree population listed as a percentage by species.



SAN JOSE MUNICIPAL CODE GOVERNING TREES

The City of San Jose regulates trees based on certain designations or zoning.

- A "Heritage tree" is defined as: "Any tree which, because of factors including but not limited to its history, girth, height, species or unique quality, has been found by the city council to have a special significance to the community shall be designated a heritage tree. Such trees shall be placed on a heritage tree list which shall be adopted by the city council by resolution, which resolution may be amended from time to time to add to or delete certain trees therefrom"[2].
  - There are no heritage trees on or adjacent to the site that would be impacted by the project.
- An “Ordinance-size Tree” is a tree on any private property that is either: single trunk (38 inches or more in circumference at a height measured at 4 ½ feet above ground), or multi-trunk (combined measurements of each trunk circumference, at 4 ½ feet above ground), add up to 38 inches or more in circumference.
  - There are 48 ordinance-size trees with a circumference of 38 inches or greater, noted in Table 2.
- On single-family or duplex lots, a permit is required to remove an ordinance-size tree, even if it is unhealthy or dead.
- On multi-family, commercial, or industrial lots, a permit is required to remove a tree of any size.
- Removing a live, ordinance-size tree, for reasons other than disease, such as in the case of enabling economic development of a property, requires a clear case and evaluation. The permit process entails submitting a Tree Removal Permit Application and applicable fees for each tree removed as a condition of the permit. For trees less than ordinance-size, a Tree Permit Adjustment is required.

[2] (City of San Jose Civil Code 13.32.020).

Table 2. **Ordinance-sized Trees.** *The size table below is useful when calculating mitigation requirements in the case of tree removal as well as aiding in determining tree maturity. 48*

Tree #	Botanical Name	Common Name	DBH	Circumference
4	Liquidambar styraciflua	Amercan sweetgum	13	41
5	Liquidambar styraciflua	Amercan sweetgum	14	44
7	Pinus pinea	Italian stone pine	38	119
8	Sequoia sempervirens	Coast redwood	29	91
9	Sequoia sempervirens	Coast redwood	21	66
10	Sequoia sempervirens	Coast redwood	24	75
11	Sequoia sempervirens	Coast redwood	19	60
12	Pinus pinea	Italian stone pine	34.5	108
13	Sequoia sempervirens	Coast redwood	20	63
14	Sequoia sempervirens	Coast redwood	19.5	61
15	Sequoia sempervirens	Coast redwood	21	66
24	Celtis sinensis	Chinese hackberry	12.2	38
26	Celtis sinensis	Chinese hackberry	12.7	40
29	Celtis sinensis	Chinese hackberry	14	44
31	Platanus acerifolia	London plane	18.2	57
32	Platanus acerifolia	London plane	14.2	45
37	Platanus acerifolia	London plane	12.6	40
38	Platanus acerifolia	London plane	15.5	49
39	Platanus acerifolia	London plane	17.2	54
41	Platanus acerifolia	London plane	14.9	47
43	Platanus acerifolia	London plane	14.1	44
44	Platanus acerifolia	London plane	13	41
45	Platanus acerifolia	London plane	16.3	51
46	Platanus acerifolia	London plane	17.5	55
52	Platanus acerifolia	London plane	19.5	61
53	Platanus acerifolia	London plane	16	50
54	Platanus acerifolia	London plane	18	57
55	Arbutus 'Marina'	Marina madrone	13	41
59	Platanus acerifolia	London plane	20	63
60	Schinus molle	Peruvian pepper	24.2	76
61	Platanus acerifolia	London plane	15.5	49
62	Schinus molle	Peruvian pepper	24.2	76
63	Arbutus 'Marina'	Marina madrone	12	38
70	Podocarpus gracilior	Fern pine	16	50
71	Podocarpus gracilior	Fern pine	12	38
72	Podocarpus gracilior	Fern pine	16	50
74	Podocarpus gracilior	Fern pine	12	38
101	Podocarpus gracilior	Fern pine	12	38
128	Arbutus 'Marina'	Marina madrone	12.5	39
130	Quercus agrifolia	Coast live oak	13.5	42
131	Quercus agrifolia	Coast live oak	12.4	39
163	Quercus agrifolia	Coast live oak	18.2	57
171	Sequoia sempervirens	Coast redwood	18.5	58
172	Sequoia sempervirens	Coast redwood	16.5	52
173	Sequoia sempervirens	Coast redwood	16.2	51
174	Sequoia sempervirens	Coast redwood	16.2	51
175	Sequoia sempervirens	Coast redwood	16.2	51
229	Schinus molle	Peruvian pepper	15.5	49

Total.

CONDITION AND PRESERVATION SUITABILITY RATING

The following rating was assigned to each tree based on the following:

Good — These trees appear in overall good health, seem structurally stable, and have a high potential of providing long-term contribution to the site. They are the most suitable for retention and protection.

Fair — These trees require frequent care throughout their remaining life span, and provide less significance to the site than those assigned a high suitability. They may be worthy of retention, but not at the expense of significant design revisions.

Poor — These trees are predisposed to irreparable health and structural problems that are expected to worsen regardless of measures employed. They are the most suitable for removal.

Dead — Tree must be removed.

Table 3. Preservation Suitability. Of the 232 trees on the site, eight are in poor condition and not suitable for preservation. Of the remaining 224 trees, 221 are in good condition and three are in fair condition, these trees are suitable for preservation.

Tree #	Botanical Name	Common Name	DBH	Circumference	Height	Crown Width	Condition	Preservation Suitability
8	Sequoia sempervirens	Coast redwood	29	91	42	25	Poor	Poor
9	Sequoia sempervirens	Coast redwood	21	66	42	30	Poor	Poor
10	Sequoia sempervirens	Coast redwood	24	75	42	30	Poor	Poor
25	Celtis sinensis	Chinese hackberry	8	25	30	25	Poor	Poor
68	Podocarpus gracilior	Fern pine	9	28	28	15	Poor	Poor
92	Podocarpus gracilior	Fern pine	10	31	28	12	Poor	Poor
107	Tilia cordata	Littleleaf linden	6	19	16	10	Poor	Poor
162	Olea sp.	Fruitless Olive	6	19	5	3	Poor	Poor

RECOMMENDATIONS FOR TREE PROTECTION DURING CONSTRUCTION

Site Preparation: All existing trees shall be fenced off within, at, or outside the drip line (foliar spread) of the tree using the following formula: 5 inches in distance from the trunk for every 1 inch in trunk diameter, measured 4.5 feet above the average ground level. Example: a 24-inch diameter tree would have a fence erected 10 feet from the base of the tree (24 x 5 = 120 / 12 = 10). The fence should be a minimum of 4 feet high, made of pig wire with steel stakes or any material superior in quality, such as cyclone fencing. If the fence is within the drip line of the trees, the foliar fringe shall be raised to offset the chance of limb breakage from construction equipment encroaching within the drip line. All contractors, subcontractors and other personnel shall be warned that encroachment within the fenced area is forbidden without the consent of the certified arborist on the job. This includes, but is not limited to, storage of lumber and other materials, disposal of paints, solvents or other noxious materials, parked cars, grading equipment or other heavy equipment. Penalties, based on the cost of remedial repairs and the evaluation guide published by the International Society of Arboriculture, shall be assessed for damages to the trees.

Grading/Excavating: All grading plans that specify grading within the drip line of any tree, or within the distance from the trunk as outlined in the site preparation section above when said distance is outside the drip line, shall first be reviewed by a certified arborist. Provisions for aeration, drainage, pruning, tunneling beneath roots, root pruning or other necessary actions to protect the trees shall be outlined by an arborist. If trenching is necessary within the area as described above, said trenching shall be undertaken by hand labor and dug directly beneath the trunk of the tree. All roots 2 inches or larger shall be tunneled under and other roots shall be cut smoothly to the trunk side of the trench. The trunk side should be draped immediately with two layers of untreated burlap to a depth of 3 feet from the surface. The burlap shall be soaked nightly and left in place until the trench is backfilled to the original level. An arborist shall examine the trench prior to backfilling to ascertain the number and size of roots cut, so as to suggest the necessary remedial repairs.

Remedial Repairs: An arborist shall observe all ongoing activities that may affect the trees and prescribe necessary remedial work to ensure the health and stability of the trees. This includes, but is not limited to, all arborist activities brought out in the previous sections. In addition, pruning, as outlined in the "pruning standards" of the western chapter of the International Society of Arboriculture, shall be prescribed as necessary. Fertilizing, aeration, irrigation, pest control and other activities shall be prescribed according to the tree needs, local site requirements, and state agricultural pest control laws. All specifications shall be in writing. For pest control operations, consult the local county agricultural commissioner's office for individuals licensed as pest control advisors or pest control operators.

Final Inspection: Upon completion of the project, the arborist shall review all work undertaken that may impact the existing trees. Special attention shall be given to cuts and fills, compacting, drainage, pruning, and future remedial work. An arborist should submit a final report in writing outlining the ongoing remedial care following the final inspection.

MAINTENANCE RECOMMENDATIONS FOR TREES TO REMAIN

Regular maintenance, designed to promote plant health and vigor, ensures longevity of existing trees. Regular inspections, and the necessary follow-up care of mulching, fertilizing, and pruning, can detect problems and correct them before they become damaging or fatal.

Tree Inspection: Regular inspections of mature trees at least once a year can prevent or reduce the severity of future disease, insect, and environmental problems. During tree inspection, four characteristics of tree vigor should be examined: new leaves or buds, leaf size, twig growth, and absence of crown dieback (gradual death of the upper part of the tree). A reduction in the extension of shoots (new growing parts), such as buds or new leaves, is a fairly reliable cue that the tree’s health has recently changed. Growth of the shoots over the past 3 years may be compared to determine whether there is a reduction in the tree’s typical growth pattern. Further signs of poor tree health are trunk decay, crown dieback, or both. These symptoms often indicate problems that began several years before. Loose bark or deformed growths, such as trunk conks

(mushrooms), are common signs of stem decay. Any abnormalities found during these inspections, including insect activity and spotted, deformed, discolored, or dead leaves and twigs, should be noted and observed closely.

Mulching: Mulch, or decomposed organic material, placed over the root zone of a tree, reduces environmental stress by providing a root environment that is cooler and contains more moisture than the surrounding soil. Mulch can also prevent mechanical damage by keeping machines such as lawn mowers and string trimmers away from the tree's base. Furthermore, mulch reduces competition from surrounding weeds and turf. To be most effective, mulch should be placed 2 to 4 inches deep and cover the entire root system, which may be as far as 2 or 3 times the diameter of the branch spread of the tree. If the area and activities happening around the tree do not permit the entire area to be mulched, it is recommended that as much of the area under the drip line of the tree is mulched as possible. When placing mulch, care should be taken not to cover the actual trunk of the tree. This mulch-free area, 1 to 2 inches wide at the base, is sufficient to avoid moist bark conditions and prevent trunk decay. An organic mulch layer 2 to 4 inches deep of loosely packed shredded leaves, pine straw, peat moss, or composted wood chips is adequate. Plastic should not be used as it interferes with the exchange of gases between soil and air, which inhibits root growth. Thicker mulch layers, 5 to 6 inches deep or greater, may also inhibit gas exchange.

Fertilization: Trees require certain nutrients (essential elements) to function and grow. Urban landscape trees may be growing in soils that do not contain sufficient available nutrients for satisfactory growth and development. In certain situations, it may be necessary to fertilize to improve plant vigor. Fertilizing a tree can improve growth; however, if fertilizer is not applied wisely, it may not benefit the tree at all and may even adversely affect the tree. Mature trees making satisfactory growth may not require fertilization. When considering supplemental fertilizer, it is important to consider nutrient deficiencies and how and when to amend the deficiencies. Soil conditions, especially pH and organic matter content, vary greatly, making the proper selection and use of fertilizer a somewhat complex process. To that end, it is recommended that the soil be tested for nutrient content. A soil testing laboratory can give advice on application rates, timing, and the best blend of fertilizer for each tree and other

landscape plants on site. Mature trees have expansive root systems that extend from two to three times the size of the leaf canopy. A major portion of actively growing roots is located outside the tree's drip line. Understanding the actual size and extent of a tree's root system before applying fertilizer is paramount to determine quantity, type and rate at which to best apply fertilizer. Always follow manufacturer recommendations for use and application.

Pruning: Pruning is often desirable or necessary to remove dead, diseased, or insect-infested branches and to improve tree structure, enhance vigor, or maintain safety. Because each cut has the potential to change the growth of (or cause damage to) a tree, no branch should be removed without reason. Removing foliage from a tree has two distinct effects on growth: (1) it reduces photosynthesis and, (2) it may reduce overall growth. Pruning should always be performed sparingly. Caution must be taken not to over-prune as a tree may not be able to gather and process enough sunlight to survive. Pruning mature trees may require special equipment, training, and experience. Arborists are equipped to provide a variety of services to assist in performing the job safely and reducing risk of personal injury and property damage (see also Addendum A - ANSI A300 Part 1 Pruning Standards).

"Topping" means cutting the branches of an ordinance tree in a manner that destroys the existing symmetrical appearance or natural shape of the tree and involves the removal of main lateral branches and leaving the trunk of the tree or major branches of the tree with a stub appearance (13.32.020).

Removal: Although tree removal is a last resort, there are circumstances when it is necessary. An arborist can help decide whether a tree should be removed. Professionally trained arborists have the skills and equipment to safely and efficiently remove trees. Removal is recommended when a tree: (1) is dead, dying, or considered irreparably hazardous; (2) is causing an obstruction or is crowding and causing harm to other trees and the situation is impossible to correct through pruning; (3) is to be replaced by a more suitable specimen, and (4) should be removed to allow for construction. Removing an ordinance-size tree requires a permit. Pruning or removing trees,

especially large trees, can be dangerous work. It should be performed only by those trained and equipped to work safely in trees.

STANDARD MITIGATION MEASURES

Table 4. Tree Replacement Ratios. Any tree selected for removal shall be replaced at the following ratios:

Circumference of Tree to be Removed	Type of Tree to be Removed			Minimum Size of Each Replacement Tree
	Native	Non-Native	Orchard	
38 inches or more	5:1	4:1	3:1	15-gallon
19 up to 38 inches	3:1	2:1	none	15-gallon
Less than 19 inches	1:1	1:1	none	15-gallon

x:x = tree replacement to tree loss ratio

Note: Trees greater than or equal to 38-inch circumference shall not be removed unless a Tree Removal Permit, or equivalent, has been approved for the removal of such trees. For Multi-Family residential, Commercial and Industrial properties, a permit is required for removal of trees of any size.

A 38-inch tree equals 12.1 inches in diameter.

A 24-inch box tree = two 15-gallon trees

Single Family and Two-dwelling properties may be mitigated at a 1:1 ratio.

Mitigation trees should be above and beyond standard landscaping. Riparian planting, and required street trees do not count towards meeting these mitigation measures. The species and exact number of trees to be planted on the site will be determined in consultation with the City Arborist and the Department of Planning, Building, and Code Enforcement.

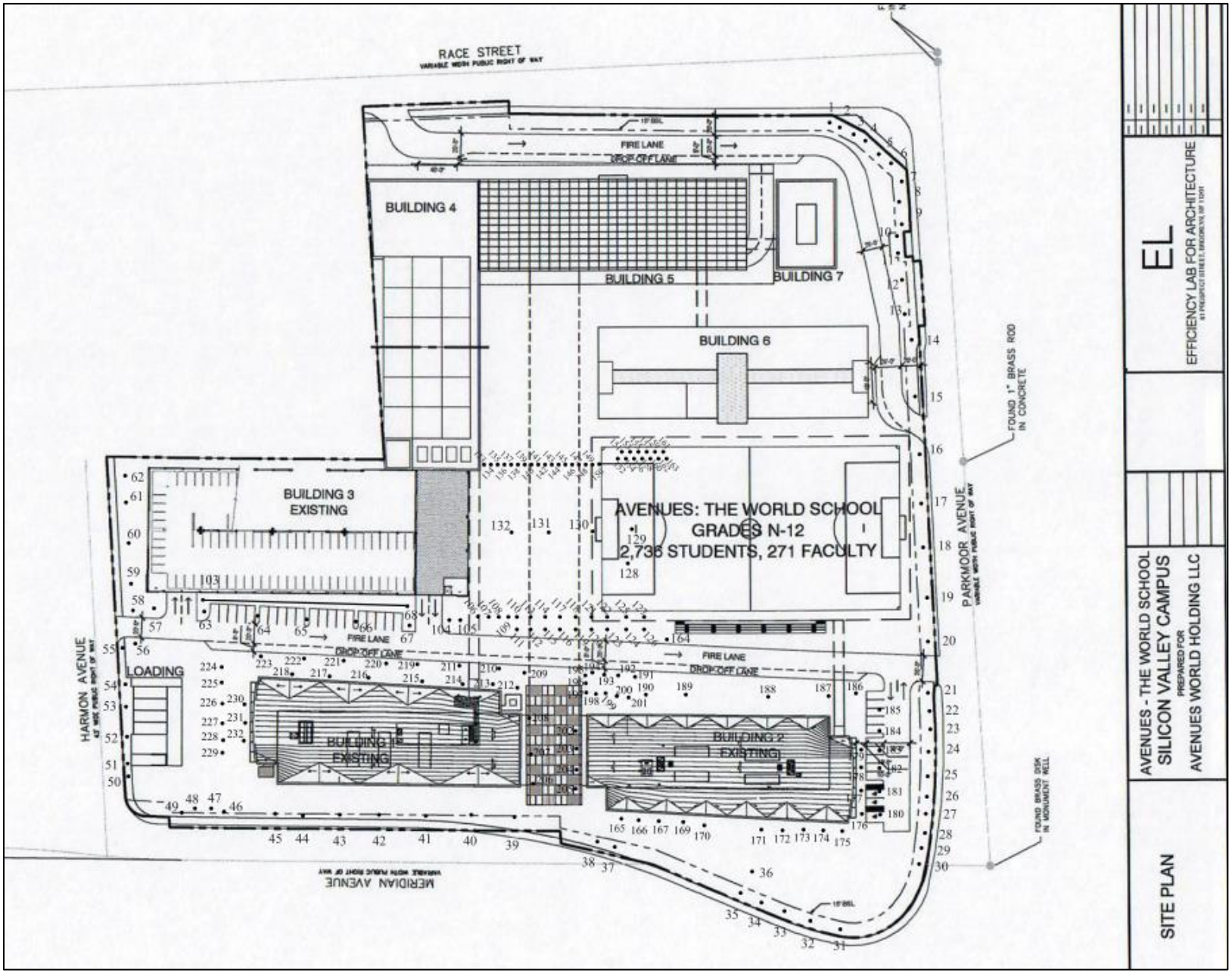


Figure 2. Site Map with Tree Locations.

Table 5. Tree Inventory.

Tree #	Botanical Name	Common Name	DBH	Circumference	Height	Crown Width	Condition	Preservation Suitability
1	Liquidambar styraciflua	Amercan sweetgum	7.5	24	20	7	Good	Good
2	Liquidambar styraciflua	Amercan sweetgum	7	22	30	5	Good	Good
3	Liquidambar styraciflua	Amercan sweetgum	8	25	30	7	Good	Good
4	Liquidambar styraciflua	Amercan sweetgum	13	41	35	8	Good	Good
5	Liquidambar styraciflua	Amercan sweetgum	14	44	35	5	Good	Good
6	Liquidambar styraciflua	Amercan sweetgum	8	25	20	8	Good	Good
7	Pinus pinea	Italian stone pine	38	119	35	40	Fair	Fair
8	Sequoia sempervirens	Coast redwood	29	91	42	25	Poor	Poor
9	Sequoia sempervirens	Coast redwood	21	66	42	30	Poor	Poor
10	Sequoia sempervirens	Coast redwood	24	75	42	30	Poor	Poor
11	Sequoia sempervirens	Coast redwood	19	60	38	23	Fair	Fair
12	Pinus pinea	Italian stone pine	34.5	108	32	40	Good	Good
13	Sequoia sempervirens	Coast redwood	20	63	35	18	Good	Good
14	Sequoia sempervirens	Coast redwood	19.5	61	40	20	Good	Good
15	Sequoia sempervirens	Coast redwood	21	66	35	25	Good	Good
16	Celtis sinensis	Chinese hackberry	10	31	30	28	Good	Good
17	Celtis sinensis	Chinese hackberry	9	28	28	21	Good	Good
18	Celtis sinensis	Chinese hackberry	8	25	30	20	Good	Good
19	Celtis sinensis	Chinese hackberry	9	28	32	25	Good	Good
20	Celtis sinensis	Chinese hackberry	10	31	32	20	Good	Good
21	Arbutus 'Marina'	Marina madrone	5.9	19	14	10	Good	Good
22	Celtis sinensis	Chinese hackberry	10.8	34	24	15	Good	Good
23	Celtis sinensis	Chinese hackberry	9	28	35	28	Good	Good
24	Celtis sinensis	Chinese hackberry	12.2	38	32	22	Good	Good
25	Celtis sinensis	Chinese hackberry	8	25	30	25	Poor	Poor
26	Celtis sinensis	Chinese hackberry	12.7	40	38	34	Good	Good
27	Celtis sinensis	Chinese hackberry	8	25	32	24	Good	Good
28	Celtis sinensis	Chinese hackberry	10.7	34	28	22	Good	Good
29	Celtis sinensis	Chinese hackberry	14	44	29	28	Good	Good
30	Celtis sinensis	Chinese hackberry	11.2	35	28	30	Good	Good
31	Platanus acerifolia	London plane	18.2	57	12	40	Good	Good
32	Platanus acerifolia	London plane	14.2	45	32	38	Good	Good
33	Platanus acerifolia	London plane	10.7	34	30	38	Good	Good
34	Platanus acerifolia	London plane	8.2	26	25	32	Good	Good
35	Platanus acerifolia	London plane	11	35	20	35	Good	Good
36	Platanus acerifolia	London plane	8.7	27	15	30	Good	Good
37	Platanus acerifolia	London plane	12.6	40	20	35	Good	Good
38	Platanus acerifolia	London plane	15.5	49	35	28	Good	Good
39	Platanus acerifolia	London plane	17.2	54	32	20	Good	Good
40	Platanus acerifolia	London plane	9.1	29	28	18	Good	Good
41	Platanus acerifolia	London plane	14.9	47	32	24	Good	Good
42	Platanus acerifolia	London plane	10	31	36	28	Good	Good
43	Platanus acerifolia	London plane	14.1	44	36	26	Good	Good
44	Platanus acerifolia	London plane	13	41	35	24	Good	Good
45	Platanus acerifolia	London plane	16.3	51	36	30	Good	Good
46	Platanus acerifolia	London plane	17.5	55	35	28	Good	Good
47	Pyrus c. 'Holmford'	new Bradford pear	2	6	8	4	Good	Good
48	Pyrus c. 'Holmford'	new Bradford pear	2	6	8	4	Good	Good
49	Platanus acerifolia	London plane	7	22	22	18	Good	Good
50	Pyrus c. 'Holmford'	new Bradford pear	2	6	8	4	Good	Good

Tree #	Botanical Name	Common Name	DBH	Circumference	Height	Crown Width	Condition	Preservation Suitability
51	Pyrus c. 'Holmford'	new Bradford pear	2	6	8	4	Good	Good
52	Platanus acerifolia	London plane	19.5	61	55	50	Good	Good
53	Platanus acerifolia	London plane	16	50	55	46	Good	Good
54	Platanus acerifolia	London plane	18	57	55	46	Good	Good
55	Arbutus 'Marina'	Marina madrone	13	41	24	24	Good	Good
56	Arbutus 'Marina'	Marina madrone	8.5	27	15	18	Good	Good
57	Arbutus 'Marina'	Marina madrone	2.5	8	8	6	Good	Good
58	Arbutus 'Marina'	Marina madrone	2.5	8	8	6	Good	Good
59	Platanus acerifolia	London plane	20	63	45	30	Good	Good
60	Schinus molle	Peruvian pepper	24.2	76	42	30	Good	Good
61	Platanus acerifolia	London plane	15.5	49	40	24	Good	Good
62	Schinus molle	Peruvian pepper	24.2	76	42	30	Good	Good
63	Arbutus 'Marina'	Marina madrone	12	38	28	20	Good	Good
64	Arbutus 'Marina'	Marina madrone	7	22	22	16	Good	Good
65	Arbutus 'Marina'	Marina madrone	5.8	18	18	15	Good	Good
66	Arbutus 'Marina'	Marina madrone	2.5	8	8	6	Good	Good
67	Arbutus 'Marina'	Marina madrone	9.3	29	18	13	Fair	Fair
68	Podocarpus gracilior	Fern pine	9	28	28	15	Poor	Poor
69	Podocarpus gracilior	Fern pine	9	28	28	12	Good	Good
70	Podocarpus gracilior	Fern pine	16	50	28	12	Good	Good
71	Podocarpus gracilior	Fern pine	12	38	28	12	Good	Good
72	Podocarpus gracilior	Fern pine	16	50	28	12	Good	Good
73	Podocarpus gracilior	Fern pine	8	25	28	12	Good	Good
74	Podocarpus gracilior	Fern pine	12	38	28	12	Good	Good
75	Podocarpus gracilior	Fern pine	9	28	28	12	Good	Good
76	Podocarpus gracilior	Fern pine	9	28	28	12	Good	Good
77	Podocarpus gracilior	Fern pine	6	19	28	12	Good	Good
78	Podocarpus gracilior	Fern pine	10	31	28	12	Good	Good
79	Podocarpus gracilior	Fern pine	10	31	28	12	Good	Good
80	Podocarpus gracilior	Fern pine	6	19	28	12	Good	Good
81	Podocarpus gracilior	Fern pine	6	19	28	12	Good	Good
82	Podocarpus gracilior	Fern pine	8	25	28	12	Good	Good
83	Podocarpus gracilior	Fern pine	9	28	28	12	Good	Good
84	Podocarpus gracilior	Fern pine	10	31	28	12	Good	Good
85	Podocarpus gracilior	Fern pine	6	19	28	12	Good	Good
86	Podocarpus gracilior	Fern pine	5	16	28	12	Good	Good
87	Podocarpus gracilior	Fern pine	8	25	28	12	Good	Good
88	Podocarpus gracilior	Fern pine	8	25	28	12	Good	Good
89	Podocarpus gracilior	Fern pine	5	16	28	12	Good	Good
90	Podocarpus gracilior	Fern pine	7	22	28	12	Good	Good
91	Podocarpus gracilior	Fern pine	10	31	28	12	Good	Good
92	Podocarpus gracilior	Fern pine	10	31	28	12	Poor	Poor
93	Podocarpus gracilior	Fern pine	9	28	28	12	Good	Good
94	Podocarpus gracilior	Fern pine	6	19	28	12	Good	Good
95	Podocarpus gracilior	Fern pine	8	25	28	12	Good	Good
96	Podocarpus gracilior	Fern pine	7	22	28	12	Good	Good
97	Podocarpus gracilior	Fern pine	10	31	28	12	Good	Good
98	Podocarpus gracilior	Fern pine	11	35	28	12	Good	Good
99	Podocarpus gracilior	Fern pine	10.5	33	28	12	Good	Good
100	Podocarpus gracilior	Fern pine	10	31	28	12	Good	Good

Tree #	Botanical Name	Common Name	DBH	Circumference	Height	Crown Width	Condition	Preservation Suitability
101	Podocarpus gracilior	Fern pine	12	38	28	12	Good	Good
102	Podocarpus gracilior	Fern pine	7	22	28	12	Good	Good
103	Podocarpus gracilior	Fern pine	11.5	36	28	12	Good	Good
104	Arbutus 'Marina'	Marina madrone	9.4	30	22	18	Good	Good
105	Arbutus 'Marina'	Marina madrone	8.6	27	24	18	Good	Good
106	Podocarpus gracilior	Fern pine	7.9	25	20	16	Good	Good
107	Tilia cordata	Littleleaf linden	6	19	16	10	Poor	Poor
108	Tilia cordata	Littleleaf linden	4.3	14	18	14	Good	Good
109	Tilia cordata	Littleleaf linden	6.7	21	20	14	Good	Good
110	Tilia cordata	Littleleaf linden	7	22	25	18	Good	Good
111	Tilia cordata	Littleleaf linden	7.8	25	25	18	Good	Good
112	Tilia cordata	Littleleaf linden	7.5	24	26	20	Good	Good
113	Tilia cordata	Littleleaf linden	8	25	23	18	Good	Good
114	Tilia cordata	Littleleaf linden	8.2	26	25	20	Good	Good
115	Tilia cordata	Littleleaf linden	6.7	21	23	18	Good	Good
116	Tilia cordata	Littleleaf linden	6.7	21	25	20	Good	Good
117	Tilia cordata	Littleleaf linden	8.7	27	25	20	Good	Good
118	Tilia cordata	Littleleaf linden	7.7	24	26	21	Good	Good
119	Tilia cordata	Littleleaf linden	7	22	23	18	Good	Good
120	Tilia cordata	Littleleaf linden	8.6	27	24	20	Good	Good
121	Tilia cordata	Littleleaf linden	8.5	27	27	20	Good	Good
122	Tilia cordata	Littleleaf linden	8.3	26	26	21	Good	Good
123	Tilia cordata	Littleleaf linden	8.7	27	24	22	Good	Good
124	Tilia cordata	Littleleaf linden	7.8	25	24	18	Good	Good
125	Tilia cordata	Littleleaf linden	8	25	25	16	Good	Good
126	Tilia cordata	Littleleaf linden	7.8	25	24	20	Good	Good
127	Tilia cordata	Littleleaf linden	8.4	26	24	18	Good	Good
128	Arbutus 'Marina'	Marina madrone	12.5	39	24	36	Good	Fair
129	Arbutus 'Marina'	Marina madrone	10.5	33	18	20	Good	Good
130	Quercus agrifolia	Coast live oak	13.5	42	24	20	Good	Good
131	Quercus agrifolia	Coast live oak	12.4	39	23	18	Good	Good
132	Quercus agrifolia	Coast live oak	10	31	22	17	Good	Good
133	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
134	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
135	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
136	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
137	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
138	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
139	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
140	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
141	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
142	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
143	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
144	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
145	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
146	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
147	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
148	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
149	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good
150	Olea sp.	Fruitless Olive	6	19	8	5	Good	Good

Tree #	Botanical Name	Common Name	DBH	Circumference	Height	Crown Width	Condition	Preservation Suitability
151	Olea sp.	Fruitless Olive	6	19	7	4	Good	Good
152	Olea sp.	Fruitless Olive	6	19	6	3	Good	Good
153	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
154	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
155	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
156	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
157	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
158	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
159	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
160	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
161	Olea sp.	Fruitless Olive	6	19	5	3	Good	Good
162	Olea sp.	Fruitless Olive	6	19	5	3	Poor	Poor
163	Quercus agrifolia	Coast live oak	18.2	57	52	30	Good	Good
164	Quercus ilex	Holly oak	7.5	24	34	22	Good	Good
165	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	13	Good	Good
166	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	13	Good	Good
167	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	13	Good	Good
168	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	13	Good	Good
169	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	13	Good	Good
170	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	13	Good	Good
171	Sequoia sempervirens	Coast redwood	18.5	58	55	20	Good	Good
172	Sequoia sempervirens	Coast redwood	16.5	52	55	20	Good	Good
173	Sequoia sempervirens	Coast redwood	16.2	51	57	21	Good	Good
174	Sequoia sempervirens	Coast redwood	16.2	51	58	24	Good	Good
175	Sequoia sempervirens	Coast redwood	16.2	51	58	24	Good	Good
176	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	3	Good	Good
177	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	3	Good	Good
178	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	3	Good	Good
179	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	3	Good	Good
180	Prunus cerasifera	Flowering plum	10	31	18	18	Good	Good
181	Prunus cerasifera	Flowering plum	9	28	20	17	Good	Good
182	Prunus cerasifera	Flowering plum	7.5	24	18	15	Good	Good
183	Prunus cerasifera	Flowering plum	7.5	24	18	15	Good	Good
184	Prunus cerasifera	Flowering plum	7	22	18	15	Good	Good
185	Prunus cerasifera	Flowering plum	7.5	24	18	15	Good	Good
186	Arbutus 'Marina'	Marina madrone	10	31	20	15	Good	Good
187	Arbutus 'Marina'	Marina madrone	6.5	20	20	15	Good	Good
188	Arbutus 'Marina'	Marina madrone	9.5	30	20	15	Good	Good
189	Arbutus 'Marina'	Marina madrone	9	28	20	15	Good	Good
190	Arbutus 'Marina'	Marina madrone	2	6	8	4	Good	Good
191	Tilia cordata	Littleleaf linden	2	6	8	3	Good	Good
192	Tilia cordata	Littleleaf linden	2	6	8	3	Good	Good
193	Tilia cordata	Littleleaf linden	6	19	22	12	Good	Good
194	Tilia cordata	Littleleaf linden	5.5	17	20	15	Good	Good
195	Betula pendula	European white birch	2	6	10	3	Good	Good
196	Betula pendula	European white birch	2	6	10	3	Good	Good
197	Betula pendula	European white birch	2	6	10	3	Good	Good
198	Quercus agrifolia	Coast live oak	10.5	33	25	21	Good	Good
199	Quercus agrifolia	Coast live oak	3	9	6	4	Good	Good
200	Quercus agrifolia	Coast live oak	4	13	7	6	Good	Good

Tree #	Botanical Name	Common Name	DBH	Circumference	Height	Crown Width	Condition	Preservation Suitability
201	Quercus agrifolia	Coast live oak	4	13	8	6	Good	Good
202	Betula pendula	European white birch	2	6	12	5	Good	Good
203	Betula pendula	European white birch	2	6	12	5	Good	Good
204	Betula pendula	European white birch	2	6	12	5	Good	Good
205	Quercus agrifolia	Coast live oak	4	13	10	6	Good	Good
206	Olea sp.	Fruitless Olive	3	9	8	5	Good	Good
207	Pyrus c. 'Holmford'	new Bradford pear	2	6	12	3	Good	Good
208	Olea sp.	Fruitless Olive	4	13	10	6	Good	Good
209	Tilia cordata	Littleleaf linden	2	6	7	3	Good	Good
210	Tilia cordata	Littleleaf linden	2	6	7	3	Good	Good
211	Tilia cordata	Littleleaf linden	2	6	7	3	Good	Good
212	Tilia cordata	Littleleaf linden	6.9	22	30	15	Good	Good
213	Tilia cordata	Littleleaf linden	8.1	25	32	18	Good	Good
214	Tilia cordata	Littleleaf linden	9.3	29	32	18	Good	Good
215	Tilia cordata	Littleleaf linden	8.7	27	32	21	Good	Good
216	Tilia cordata	Littleleaf linden	10.5	33	32	21	Good	Good
217	Tilia cordata	Littleleaf linden	7.2	23	28	20	Good	Good
218	Tilia cordata	Littleleaf linden	9.6	30	35	30	Good	Good
219	Arbutus 'Marina'	Marina madrone	7.5	24	15	12	Good	Good
220	Arbutus 'Marina'	Marina madrone	4.5	14	12	9	Good	Good
221	Arbutus 'Marina'	Marina madrone	4.5	14	10	8	Good	Good
222	Arbutus 'Marina'	Marina madrone	3.2	10	8	7	Good	Good
223	Arbutus 'Marina'	Marina madrone	8.2	26	14	10	Good	Good
224	Arbutus 'Marina'	Marina madrone	5.4	17	12	10	Good	Good
225	Arbutus 'Marina'	Marina madrone	5.2	16	15	12	Good	Good
226	Arbutus 'Marina'	Marina madrone	6	19	17	15	Good	Good
227	Arbutus 'Marina'	Marina madrone	8.2	26	20	24	Good	Good
228	Arbutus 'Marina'	Marina madrone	9.1	29	24	24	Good	Good
229	Schinus molle	Peruvian pepper	15.5	49	25	33	Good	Good
230	Pyrus c. 'Holmford'	new Bradford pear	2	6	15	3	Good	Good
231	Pyrus c. 'Holmford'	new Bradford pear	2	6	15	3	Good	Good
232	Pyrus c. 'Holmford'	new Bradford pear	2	6	15	3	Good	Good

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Exhibit A - Tree Photos. Trees are identified by white numbers near the trunk base or canopy area.


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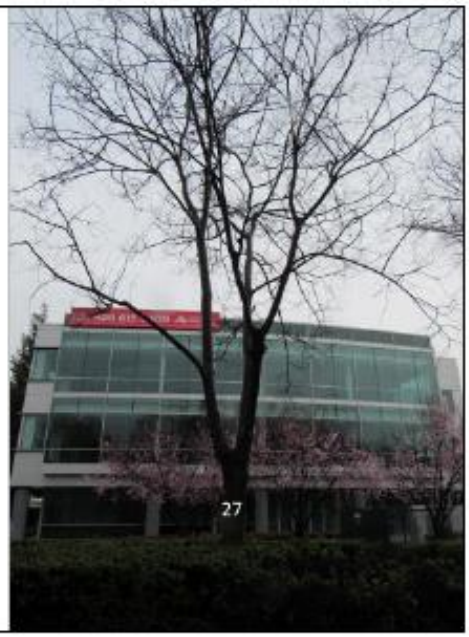
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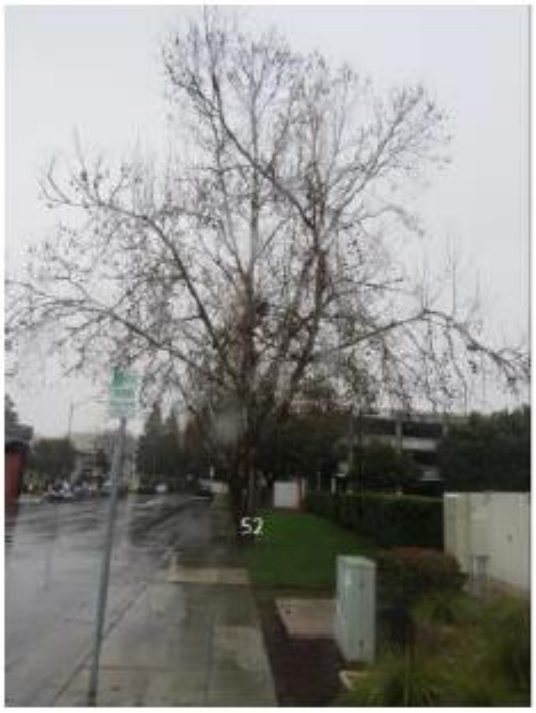
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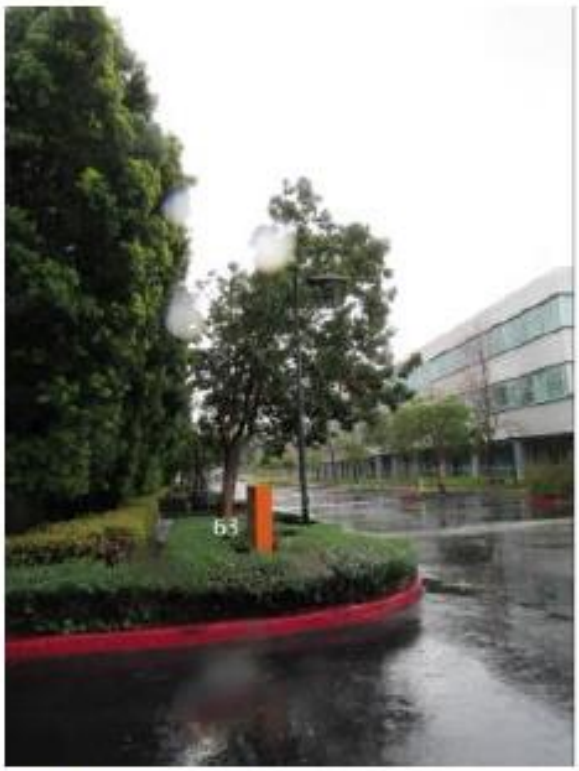
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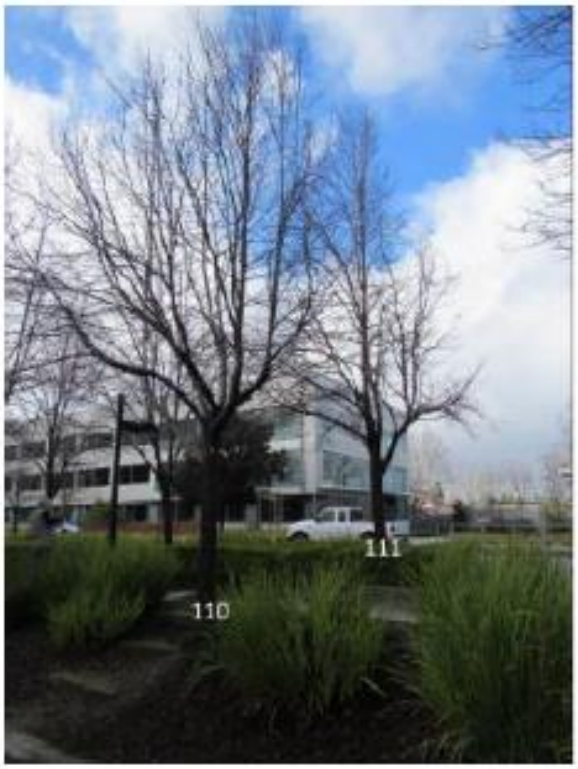
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