

May 12, 2014

Ravi Cherukuri
2523 Yolanda Court
Pleasanton, CA 94566



Subject: **Tree Report**
2523 Yolanda Court, Pleasanton

Dear Mr. Cherukuri:

You are planning to build a two-story home on the lot at the subject address. Currently, the lot remains undeveloped with three trees growing on the site. The City of Pleasanton requires that a Tree Report be prepared as part of project submittals. You asked HortScience, Inc. to visit the site, inspect the trees, and assess the potential impacts to the trees. This letter responds to that request.

Tree Description

I visited the site on April 25, 2014 and inspected the three California black walnuts (*Juglans hindsii*) on the property. Tree locations are shown on the **Tree Location Map** (see Attachments). Trees had been previously tagged in an inventory conducted by HortScience, Inc. in 2000. Following are descriptions of each tree.

Calif. black walnut #45

The tree was located on the south end of the lot nearest to the street. The tree was in good condition (Photo 1) with a full, green canopy. It was semi-mature in development with a 16" diameter trunk (measured at 4.5' above the ground), and it had good form and structure. Codominant trunks emerged at 11' above ground. Minor twig dieback was visible throughout the crown.



Photo 1: Calif. black walnut #45

Calif. black walnut #59

This tree was located at the north end of the property. It was semi-mature in development with fair form and structure (Photo 2). Three trunks emerged at 3.5' above the ground with 10", 9", and 8" diameter stems. The tree's crown was slightly thin with twig dieback throughout the canopy, and broken stubs indicated a history of branch failure.

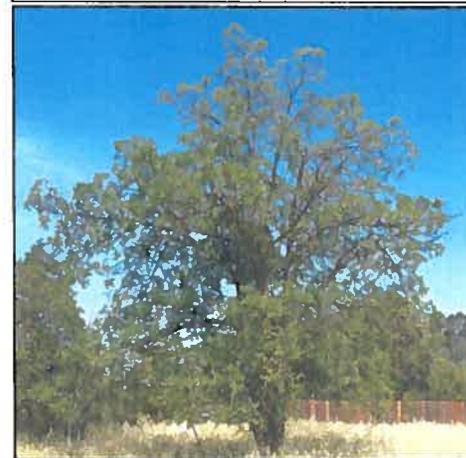


Photo 2: Calif. black walnut #59

Calif. black walnut #60

This tree was located near the east property line, close to the wood fence that separates this property from the adjacent home. It was mature in development with a 17" diameter trunk. This tree was in poor condition (Photo 3, following page) with poor form and structure. The crown was thin and several dead stems and limbs were scattered throughout the crown.

Evaluation of Plans and Recommendations

Appropriate tree retention develops a practical match between the location and intensity of construction activities and the quality and health of trees. Trees were semi-mature to mature in development and conditions of the Calif. black walnuts varied from good to poor.

Potential impacts from construction were evaluated using the site plan provided by the client and prepared by Gregg K. Kawahara Architect, dated April 10, 2010. The plan proposed the construction of a two-story home with a 4,600 ft² footprint.

The most significant impacts to trees would occur from grading, excavation, and other construction activities that may damage trees, through both direct mechanical injury and indirectly by altering drainage. Plans propose the following improvements near on-site trees:

- A paved parking area 4' east of tree #45 and walkway 5' north of tree #45;
- The north wall of the house 9' south of tree #59;
- A driveway along the east property line, requiring the removal of tree #60.

As a species, California black walnuts are extremely sensitive to construction impacts and changes in the environment. Following even minor root injury or changes to water table, trees can be expected to decline slowly within several years following construction. For this reason, a tree protection zone at or beyond the tree's dripline is required when preserving Calif. black walnuts. For tree #45, this would translate to maintaining a 16' impact-free zone in all directions from the trunk of the tree; for tree #59, a 13' radius impact-free zone. Because plans show construction within these zones, I recommend against preserving trees #45 and 59; I recommend removing all three on-site trees.

Appraisal of Value

The City of Pleasanton requires that the value of trees be established and included as part of a **Tree Report**. In appraising the value of the valley oaks, I employed the standard methods found in *Guide for Plant Appraisal*, 9th edition (published in 2000 by the International Society of Arboriculture, Savoy IL). In addition, I referred to *Species Classification and Group Assignment* (2004), a publication of the Western Chapter of the International Society of Arboriculture. These two documents outline the methods employed in tree appraisal.

The value of landscape trees is based upon four factors: size, species, condition and location. Size is measured as trunk diameter, normally 54" above grade. The species factor considers the adaptability and appropriateness of the plant in the East Bay area. The *Species Classification and Group Assignment* lists recommended species ratings and evaluations. Condition reflects the health and structural integrity of the tree and reflects the condition as documented during my April 25 site visit. The location factor considers the site, placement and contribution of the tree in its surrounding landscape.

Considering the four factors noted above, I established the value of the California black walnut #45 to be \$2,800, California black walnut #59 to be \$1,950, and California black walnut #60 to be \$1,250 (see attached Tree Appraisal Worksheet).



Photo 3: Calif. black walnut #60

Tree Appraisal

2523 Yolanda Ct.
Pleasanton, CA
April 30, 2014



Tree No.	Species	Trunk Diameter (in.)	Heritage Tree?	Appraised Value
45	California black walnut	16	No	\$ 2,800
59	California black walnut	10,9,8	Yes	\$ 1,950
60	California black walnut	17	No	\$ 1,250
			Total	\$ 6,000