

SummerHill Homes

Tree Report **5850 W. Las Positas Blvd.**

Prepared for:
SummerHill Homes
777 S. California Avenue
Palo Alto CA 94304

Prepared by:
HortScience, Inc.
325 Ray Street
Pleasanton, CA 94566

December 12, 2013



Tree Report
5850 W. Las Positas Blvd.
Pleasanton CA

Table of Contents

	Page
Introduction and Overview	1
Survey Methods	1
Description of Trees	1
Suitability for Preservation	4
Appraisal of Value	5
Evaluation of Impacts & Recommendations for Action	6
Tree Preservation Guidelines	13

List of Tables

Table 1. Tree condition & frequency of occurrence.	2
Table 2. Suitability for preservation.	4
Table 3. Proposed action.	7

Attachments

Tree Assessment Form

Tree Location Map

Pruning Guidelines

Introduction and Overview

SummerHill Homes is planning to re-develop the property located at 5850 W. Las Positas Blvd. in Pleasanton CA. Current site use consists of office building with associated parking and landscape. SummerHill Homes requested that HortScience, Inc. prepare a **Tree Report** for the site. This report provides the following information:

1. A survey of trees currently growing on the site.
2. Appraisal of tree value.
3. Assessment of impacts from the proposed projects including recommendations for preservation and removal.
4. Guidelines for tree preservation during the design, construction and maintenance phases of development.

Survey Methods

Trees were surveyed in May 2013. The survey encompassed all trees over 6" in diameter located within the property and trees located on adjacent properties whose canopies extended into the proposed project area. The survey procedure consisted of the following steps:

1. Identify the tree as to species.
2. Attach a numerically coded metal tag to the trunk of each tree.
3. Record the tree's location on a map.
4. Measure the trunk diameter at a point 54" above grade.
5. Identify any trees that meet the City of Pleasanton's criteria for Heritage status: 1) a trunk diameter of 18" or greater or 2) tree height of 35' or greater.
6. Evaluate the health and structural condition using a scale of 0 – 5 where 0 = dead, 1 = poor and 5 = excellent condition.
7. Comment on presence of defects in structure, insects or diseases and other aspects of development.
8. Assess the tree's suitability for preservation.

Results for individual trees are located in the ***Tree Assessment Form*** (see ***Attachments***). Tree locations are noted by tree tag number in the ***Tree Assessment Map***.

Description of Trees

One hundred three (103) trees were evaluated, representing 8 species (Table 1, following page). All trees appeared to have been planted as part of the site's landscape development. No species were native to the Pleasanton area. No trees appeared to be indigenous to the site.

Callery pear (33 trees) was the most frequently encountered species (Photo 1). Trees were semi-mature and mature in development with trunk diameters ranging from 6" to 22" (tree #3). Seven trees met the City's criteria for Heritage status. Condition of pears was generally fair (24 trees) with 9 trees in good condition. Key elements to tree condition were the presence of codominant or multiple stems that arose at one point and thin crowns.

Table 1. Tree condition & frequency of occurrence. 5850 W. Las Positas Blvd. Pleasanton CA.

Common name	Scientific name	Condition				No. of Trees	
		Poor	Fair	Good	Excell.	Heritage	Total
European white birch	<i>Betula pendula</i>	--	--	11	3	--	14
Red ironbark	<i>Eucalyptus sideroxylon</i>	1	5	--	--	6	6
Evergreen ash	<i>Fraxinus uhdei</i>	--	2	10	1	13	13
Crape myrtle	<i>Lagerstroemia indica</i>	--	--	13	8	--	21
Purpleleaf plum	<i>Prunus cerasifera</i> 'Atropurpurea'	1	6	4	1	--	12
Callery pear	<i>Pyrus calleryana</i>	--	24	9	--	7	33
Cork oak	<i>Quercus suber</i>	--	--	--	1	1	1
African sumac	<i>Rhus lanceolata</i>	1	2	--	--	--	3
Total, all trees assessed		3	39	47	14	27	103



Photo 1 (top). Callery pears #46 & 47 were 13" in diameter and in fair condition.



Photo 2 (right). Crape myrtle #68 was growing in an above-ground planter with multiple stems.

Twenty-one (21) crape myrtles were present (Photo 2). Trees were semi-mature and mature in development with trunk diameters that ranged from 4" to 9" (for single-stem trees). Five trees had multiple stems that arose near ground level. Condition of crape myrtles was either good (13 trees) or excellent (8).

Fourteen (14) European white birches were scattered across the site. Trees were semi-mature and mature in development. Trunk diameters were between 6" and 12". Tree condition was generally good (11 trees). Three birches were in excellent condition.

Thirteen (13) evergreen ashes were present along the West Las Positas Blvd. frontage (Photo 3). Trees were generally mature in development with trunk diameters between 18" and 35". All 13 trees were Heritage in size. With a diameter of 35" ash #97 was the largest tree on the site. Ten ashes were in good condition while trees #91 and 99 were fair. Ash #96 was in excellent condition.



Photo 3. Row of ashes along West Las Positas.

Twelve (12) purpleleaf plums were present. Trees were mature in development with trunk diameters between 7" and 12". Tree condition was variable. Plums #27 was in poor condition. Six plums were fair. Trees #30 – 33 were in good condition while #23 was excellent. Variation in tree condition was associated with extensive sunburn on the trunk and poor form and structure.

None of the remaining species were represented by more than 6 trees:

- 6 red ironbarks were located adjacent to the property line on the south. Trees ranged in size from 18" to 30" in diameter and were mature in development. Tree condition was either fair (5 trees) or poor (#17). As has occurred in other areas of the Business Park, adjacent pavement was extensively disrupted and damaged by growth of tree roots. All 6 trees met the criteria for Heritage status.
- 3 African sumac were present. Tree #53 and 85 were fair; #84 was poor.
- Cork oak #34 was located in the southeast corner of the property (Photo 4). It was 19" in diameter, Heritage in size, and in excellent condition.

Photo 4. Cork oak #34.



Suitability for Preservation

Trees that are preserved on development sites must be carefully selected to make sure that they may survive development impacts, adapt to a new environment and perform well in the landscape. Our goal is to identify trees that have the potential for long-term health, structural stability and longevity. Evaluation of suitability for preservation considers several factors:

- **Tree health**
Healthy, vigorous trees are better able to tolerate impacts such as root injury, demolition of existing structures, changes in soil grade and moisture, and soil compaction than are non-vigorous trees.
- **Structural integrity**
Trees with significant amounts of wood decay and other structural defects that cannot be corrected are likely to fail. Such trees should not be preserved in areas where damage to people or property is likely.
- **Species response**
There is a wide variation in the response of individual species to construction impacts and changes in the environment. In our experience, for example, Red ironbark is sensitive to construction impacts; while evergreen ash is more tolerant of site disturbance.
- **Tree age and longevity**
Old trees, while having significant emotional and aesthetic appeal, have limited physiological capacity to adjust to an altered environment. Young trees are better able to generate new tissue and respond to change.
- **Species invasiveness**
Species which spread across a site and displace desired vegetation are not always appropriate for retention. This is particularly true when indigenous species are displaced. The California Invasive Plant Inventory Database (<http://www.cal-ipc.org/ip/inventory/weedlist.php?#key>) lists species identified as having being invasive. Pleasanton is part of the Central West Floristic Province. Purpleleaf plum has been identified as “moderately” invasive.

Each tree was rated for suitability for preservation based upon its age, health, structural condition and ability to safely coexist within a development environment (Table 2).

Table 2. Tree suitability for preservation. 5850 W. Las Positas Blvd. Pleasanton CA.

High	Trees with good health and structural stability that have the potential for longevity at the site. Forty (40) trees were rated as having good suitability for preservation: 21 crape myrtle, 9 evergreen ash, 5 Callery pear, 3 European white birch, cork oak #34 and purpleleaf plum #23.
-------------	---

Table 2, continued. Tree suitability for preservation. 5850 W. Las Positas Blvd. Pleasanton CA.

Moderate Trees in fair health and/or possessing structural defects that may be abated with treatment. Trees in this category require more intense management and monitoring, and may have shorter life-spans than those in the "high" category. Forty-two (42) trees were rated as having moderate suitability for preservation: 24 Callery pear, 11 European white birch, 5 purpleleaf plum and 2 evergreen ash.

Low Trees in poor health or possessing significant defects in structure that cannot be abated with treatment. These trees can be expected to decline regardless of management. The species or individual tree may possess either characteristics that are undesirable in landscape settings or be unsuited for use areas. Twenty-one (21) trees were rated as having poor suitability for preservation: 6 purpleleaf plum, 6 red ironbark, 4 Callery pear, 3 African sumac and 2 evergreen ash.

We consider trees with high suitability for preservation to be the best candidates for preservation. We do not recommend retention of trees with low suitability for preservation in areas where people or property will be present. Retention of trees with moderate suitability for preservation depends upon the intensity of proposed site changes.

Evaluation of Impacts and Recommendations for Action

Appropriate tree retention develops a practical match between the location and intensity of construction activities and the quality and health of trees. The results of the individual tree assessment were the reference points for tree condition and quality. Impacts from the proposed project were assessed using the preliminary plans prepared by Ruggeri Jensen Azar, project engineers (dated August 13, 2013). Plans included existing conditions, preliminary site plan, grading and drainage plan and utility plan.

Tree trunks were located on all plans, referenced by tree tag number. Canopy outlines also provided.

The proposed project would require demolition of the existing structures, driveways, and landscape features. Impacts to trees could occur in a variety of ways. Demolition may directly damage tree roots and crowns. Grading and other construction activities may also damage trees, through both direct mechanical injury and indirectly by altering drainage.

Based on my assessment of the conceptual plan, I recommend removal 57 trees (2 Heritage, Callery pears #41, 87) and preservation of 46 (Table 3, following pages). All trees recommended for removal are within the proposed project area. This part of the site will undergo dramatic change at the existing structures are demolished, the site re-graded and the new residential units constructed. There is no opportunity for preservation with this group of trees.

Trees recommended for preservation are concentrated around the periphery of the property in three general areas:

- Callery pears #2 – 15 are located in narrow planters on the west side of the project site. Trees are in good and fair condition. As designed, the new curb should be at least 3' from the existing curb. Final grade for the driveway will be the same as present. Both the increased distance from the new curb and relatively shallow excavation should limit impacts from construction.
- Trees #16 – 34 are located on the south side of the property. Included in this group are several red ironbarks, purpleleaf plums and cork oak #34. The new curb will be approximately 5' from existing, and should result in limited impacts from excavation.
- Trees #89 – 94, 96 – 101 located within the public service easement along West Las Positas Blvd. Included in this group are 12 evergreen ashes. Although recommended for preservation, trees #92 and 99 may need to be removed due to their proximity of pedestrian access to W. Las Positas Blvd. This will need to be confirmed at construction stage when site improvements are staked in the field.

Appraisal of Value

The City of Pleasanton requires that the value of trees "included in the Preliminary Tree Report affected by the development which are required to remain" (section 17.16.050 #6) be established. To establish the value of the surveyed trees, 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 individual. The location factor considers the site, placement and contribution of the tree in its surrounding landscape.

The appraised value of the 103 trees is \$212,750. For the 46 recommended for preservation, the appraised value is \$132,900; for the 57 recommended for removal, \$79,850. Results for individual trees are found in the ***Tree Assessment Form***. Numerous trees will be added to the new landscape to replace those being removed.

Table 3. Proposed action. 5850 W. Las Positas Blvd. Pleasanton CA.

Tree No.	Species	Trunk Diameter (in.)	Heritage Tree?	Condition 1=poor 5=excellent	Proposed Action	Notes
1	Crape myrtle	7	No	5	Remove	Project entry
2	Callery pear	15	No	3	Preserve	W. edge
3	Callery pear	22	Yes	3	Preserve	W. edge
4	Callery pear	12	No	3	Preserve	W. edge
5	Callery pear	15	No	3	Preserve	W. edge
6	Callery pear	14	No	3	Preserve	W. edge
7	Callery pear	9	No	3	Preserve	W. edge
8	Callery pear	13	No	4	Preserve	W. edge
9	Callery pear	10	No	4	Preserve	W. edge
10	Callery pear	18	Yes	3	Preserve	W. edge
11	Callery pear	14	No	3	Preserve	W. edge
12	Callery pear	18	Yes	4	Preserve	W. edge
13	Callery pear	19	Yes	3	Preserve	W. edge
14	Callery pear	19	Yes	3	Preserve	W. edge
15	Callery pear	17	No	3	Preserve	W. edge
16	Red ironbark	25	Yes	3	Preserve	SW. corner
17	Red ironbark	22	Yes	2	Preserve	S. edge
18	Red ironbark	30	Yes	3	Preserve	S. edge
19	Red ironbark	20	Yes	3	Preserve	S. edge
20	Red ironbark	18	Yes	3	Preserve	S. edge
21	Purpleleaf plum	12	No	3	Preserve	S. edge
22	Purpleleaf plum	11	No	3	Preserve	S. edge
23	Purpleleaf plum	7	No	5	Preserve	S. edge
24	Red ironbark	26	Yes	3	Preserve	S. edge
25	Purpleleaf plum	9	No	3	Preserve	S. edge
26	Purpleleaf plum	11	No	3	Preserve	S. edge
27	Purpleleaf plum	9	No	2	Preserve	S. edge
28	Purpleleaf plum	9	No	3	Preserve	S. edge
29	Purpleleaf plum	8	No	3	Preserve	S. edge
30	Purpleleaf plum	9	No	4	Preserve	S. edge
31	Purpleleaf plum	8	No	4	Preserve	S. edge
32	Purpleleaf plum	10	No	4	Preserve	S. edge
33	Purpleleaf plum	10	No	4	Preserve	S. edge
34	Cork oak	19	Yes	5	Preserve	SE. corner, off-site?
35	Callery pear	15	No	3	Remove	Within graded area

Table 3, continued. Proposed action. 5850 W. Las Positas Blvd. Pleasanton CA.

Tree No.	Species	Trunk Diameter (in.)	Heritage Tree?	Condition 1=poor 5=excellent	Proposed Action	Notes
36	Callery pear	11	No	3	Remove	Within graded area
37	Callery pear	9	No	3	Remove	Within graded area
38	Callery pear	10	No	3	Remove	Within graded area
39	Callery pear	10	No	3	Remove	Within graded area
40	Callery pear	12	No	3	Remove	Within graded area
41	Callery pear	18	Yes	4	Remove	Within graded area
42	Callery pear	15	No	3	Remove	Within graded area
43	Callery pear	14	No	3	Remove	Within graded area
44	Callery pear	12	No	3	Remove	Within graded area
45	Callery pear	13	No	3	Remove	Within graded area
46	Callery pear	13	No	3	Remove	Within graded area
47	Callery pear	13	No	3	Remove	Within graded area
48	Callery pear	6	No	4	Remove	Within graded area
49	Callery pear	6	No	4	Remove	Within graded area

Table 3, continued. Proposed action. 5850 W. Las Positas Blvd. Pleasanton CA.

Tree No.	Species	Trunk Diameter (in.)	Heritage Tree?	Condition 1=poor 5=excellent	Proposed Action	Notes
50	Callery pear	12	No	4	Remove	Within graded area
51	Callery pear	14	No	4	Remove	Within graded area
52	European white birch	7	No	4	Remove	Within graded area
53	African sumac	11	No	3	Remove	Within graded area
54	European white birch	6	No	4	Remove	Within graded area
55	Crape myrtle	5	No	5	Remove	Within graded area
56	Crape myrtle	5	No	5	Remove	Within graded area
57	Crape myrtle	7	No	5	Remove	Within graded area
58	Crape myrtle	5	No	4	Remove	Within graded area
59	Crape myrtle	5	No	4	Remove	Within graded area
60	Crape myrtle	5	No	4	Remove	Within graded area
61	Crape myrtle	4	No	4	Remove	Within graded area
62	Crape myrtle	4	No	4	Remove	Within graded area
63	European white birch	9	No	4	Remove	Within graded area

Table 3, continued. Proposed action. 5850 W. Las Positas Blvd. Pleasanton CA.

Tree No.	Species	Trunk Diameter (in.)	Heritage Tree?	Condition 1=poor 5=excellent	Proposed Action	Notes
64	European white birch	12	No	4	Remove	Within graded area
65	European white birch	9	No	4	Remove	Within graded area
66	European white birch	10	No	4	Remove	Within graded area
67	European white birch	6	No	5	Remove	Within graded area
68	Crape myrtle	4,4,3,3,3,2,2	No	4	Remove	Within graded area
69	Crape myrtle	3,3,2,2,2,2,2,2,2	No	4	Remove	Within graded area
70	Crape myrtle	4,4,4,3	No	4	Remove	Within graded area
71	Crape myrtle	5,4,4,4,4,2	No	5	Remove	Within graded area
72	European white birch	12	No	4	Remove	Within graded area
73	European white birch	6	No	5	Remove	Within graded area
74	European white birch	12	No	4	Remove	Within graded area
75	European white birch	12	No	4	Remove	Within graded area
76	European white birch	10	No	4	Remove	Within graded area
77	Callery pear	7	No	4	Remove	Within graded area

Table 3, continued. Proposed action. 5850 W. Las Positas Blvd. Pleasanton CA.

Tree No.	Species	Trunk Diameter (in.)	Heritage Tree?	Condition 1=poor 5=excellent	Proposed Action	Notes
78	Crape myrtle	4	No	4	Remove	Within graded area
79	Crape myrtle	4	No	4	Remove	Within graded area
80	Crape myrtle	4	No	4	Remove	Within graded area
81	Crape myrtle	5	No	4	Remove	Within graded area
82	European white birch	7	No	5	Remove	Within graded area
83	European white birch	7	No	4	Remove	Within graded area
84	Crape myrtle	5,5,4,4,4	No	4	Remove	Within graded area
85	African sumac	12	No	2	Remove	Within graded area
86	African sumac	15	No	3	Remove	Within graded area
87	Callery pear	20	Yes	3	Remove	Within graded area
88	Crape myrtle	9	No	5	Remove	Within graded area
89	Evergreen ash	26	Yes	4	Preserve	N. edge; storm drain approx. 6' to S.
90	Evergreen ash	24	Yes	4	Preserve	N. edge
91	Evergreen ash	19	Yes	3	Preserve	N. edge; storm drain approx. 8' to SW.
92	Evergreen ash	24	Yes	4	Preserve	N. edge

Table 3, continued. Proposed action. 5850 W. Las Positas Blvd. Pleasanton CA.

Tree No.	Species	Trunk Diameter (in.)	Heritage Tree?	Condition 1=poor 5=excellent	Proposed Action	Notes
93	Evergreen ash	27	Yes	4	Preserve	N. edge
94	Evergreen ash	18	Yes	4	Preserve	N. edge
95	Evergreen ash	20	Yes	4	Preserve	N. edge
96	Evergreen ash	27	Yes	5	Preserve	N. edge
97	Evergreen ash	35	Yes	4	Preserve	N. edge; water line approx. 7' from trunk
98	Evergreen ash	26	Yes	4	Preserve	N. edge
99	Evergreen ash	22	Yes	3	Preserve	N. edge
100	Evergreen ash	26	Yes	4	Preserve	N. edge
101	Evergreen ash	27	Yes	4	Preserve	N. edge
102	Crape myrtle	4	No	5	Remove	Within graded area
103	Crape myrtle	8	No	5	Remove	Within graded area

Tree Preservation Guidelines

The following are recommendations for design and construction phases that will assist in successful tree preservation.

Design recommendations

1. Allow the Consulting Arborist to review all future project submittals including final/revised grading, utility, drainage, irrigation, and landscape plans.
2. Prepare a site work plan which identifies access and haul routes, construction trailer and storage areas, etc.
3. Establish a **TREE PROTECTION ZONE** around each tree to be preserved. For design purposes, the **TREE PROTECTION ZONE** shall be the limits of the public service easement on the north and 1' behind the edge of construction elsewhere. No grading, excavation, construction or storage of materials shall occur within that zone.
4. Install protection around all trees to be preserved. Install 6' chain-link fence around the public service easement. Secure hay bales 6' high around the trunks of any other tree to be preserved. No entry is permitted into a tree protection zone without permission of the project superintendent.
5. Route underground services including utilities, sub-drains, water or sewer around the **TREE PROTECTION ZONE**. Where encroachment cannot be avoided, special construction techniques such as hand digging or tunneling under roots shall be employed where necessary to minimize root injury.
6. Use only herbicides safe for use around trees and labeled for that use, even below pavement.
7. Design irrigation systems so that no trenching will occur within the **TREE PROTECTION ZONE**.

Pre-construction and demolition treatments and recommendations

1. The demolition contractor shall meet with the Consulting Arborist before beginning work to discuss work procedures and tree protection.
2. Trees to be preserved may require pruning to provide adequate clearance from construction activities. All pruning shall be performed by a licensed State of California contractor possessing the C61 classification license and the D49 specification. All pruning shall adhere to the latest editions of the American National Standards Institute Z133 and A300 standards. Pruning guidelines are found in the **Attachments**.

Tree protection during construction

1. Prior to beginning work, the contractors working in the vicinity of trees to be preserved are required to meet with the Consulting Arborist at the site to review all work procedures, access routes, storage areas and tree protection measures.
2. Any grading, construction, demolition or other work that is expected to encounter tree roots should be monitored by the Consulting Arborist.

3. If injury should occur to any tree during construction, it should be evaluated as soon as possible by the Consulting Arborist so that appropriate treatments can be applied.
4. Fences have been erected to protect trees to be preserved. Fences are to remain until all site work has been completed. Fences may not be relocated or removed without permission of the project superintendent.
5. Construction trailers, traffic and storage areas must remain outside fenced areas at all times.
6. No materials, equipment, spoil, waste or wash-out water may be deposited, stored, or parked within the **TREE PROTECTION ZONE** (fenced area).
7. Any additional tree pruning needed for clearance during construction must be performed by a qualified arborist and not by construction personnel.
8. Any roots damaged during grading or construction shall be exposed to sound tissue and cut cleanly with a saw.

HortScience, Inc.



James R. Clark, Ph.D.
Certified Arborist WE-0846
Registered Consulting Arborist #357

ATTACHMENTS

Tree Assessment Form

Tree Location Map

Pruning Guidelines



Pruning Guidelines

5850 W. Las Positas Blvd.
Pleasanton CA

Qualifications

An I.S.A. (International Society of Arboriculture) Certified Arborist or Tree Worker is to be present at all times during pruning. Arborist must have a State of Calif. Contractor's License for Tree Service (C61-D49) and provide proof of workman's compensation and general liability insurance.

Objectives

The following is the primary objective:

1. Provide clearance for construction activities along the property line.
-

Specifications

1. All pruning shall be in accordance with the most recent editions of the *Best Management Practices for Pruning* (International Society of Arboriculture) and the American National Standard for Tree Care Operations (Z133.1) and Pruning (A300).
 2. No pruning cut should extend beyond the property line.
 3. To the extent possible, pruning shall consist of branch removal and reduction cuts.
 4. Tree shall not be climbed with spurs.
 5. Pruning operations shall be conducted in a manner that does not damage surrounding understory plants and structures.
-

Jim Clark
Certified Arborist WE-0846
Registered Consulting Arborist #357

jim@hortscience.com

Tree Assessment

5850 West Las Positas
Pleasanton California
May 2013



TREE No.	SPECIES	TRUNK DIAMETER (in.)	HERITAGE TREE?	CONDITION 1=poor 5=excellent	SUITABILITY for PRESERVATION	APPRAISED VALUE	COMMENTS
1	Crape myrtle	7	No	5	High	\$1,800	Multiple attachments @ 3'; excellent form & structure.
2	Callery pear	15	No	3	Moderate	\$2,300	Codominant trunks @ 8'; one-sided to W.
3	Callery pear	22	Yes	3	Moderate	\$4,950	Multiple attachments @ 6'; trunk leans S.
4	Callery pear	12	No	3	Moderate	\$1,500	Multiple attachments @ 7'; pruned on N. for light standard clearance.
5	Callery pear	15	No	3	Moderate	\$2,300	Multiple attachments @ 5'; thin canopy.
6	Callery pear	14	No	3	Moderate	\$2,000	Multiple attachments @ 6' with very narrow attachments; surface roots.
7	Callery pear	9	No	3	Low	\$850	Multiple attachments @ 6'; crowded by tree #6.
8	Callery pear	13	No	4	High	\$2,450	Multiple attachments @ 6'; good form; full crown.
9	Callery pear	10	No	4	High	\$1,450	Excellent form & structure; minor dieback.
10	Callery pear	18	Yes	3	Moderate	\$3,300	Multiple attachments @ 6' with wide attachment.
11	Callery pear	14	No	3	Moderate	\$2,000	Multiple attachments @ 7' with narrow attachment.
12	Callery pear	18	Yes	4	Moderate	\$4,650	Multiple attachments @ 7'; full crown.
13	Callery pear	19	Yes	3	Moderate	\$3,700	Multiple attachments @ 7'.
14	Callery pear	19	Yes	3	Moderate	\$3,700	Multiple attachments @ 6'; thin canopy.
15	Callery pear	17	No	3	Moderate	\$2,950	Multiple attachments @ 6'; thin canopy.
16	Red ironbark	25	Yes	3	Low	\$800	Codominant trunks @ 12 & 15'; 15' attachment looks to be cracked apart; thin canopy.
17	Red ironbark	22	Yes	2	Low	\$450	Codominant trunks @ 5' with narrow upright form.
18	Red ironbark	30	Yes	3	Low	\$1,150	Codominant trunks @ 8 & 12"; history of branch failure; lifting asphalt.
19	Red ironbark	20	Yes	3	Low	\$800	Codominant trunks @ 5'; nice canopy.
20	Red ironbark	18	Yes	3	Low	\$500	Thin crown.

Tree Assessment

5850 West Las Positas
Pleasanton California
May 2013



TREE No.	SPECIES	TRUNK DIAMETER (in.)	HERITAGE TREE?	CONDITION 1=poor 5=excellent	SUITABILITY for PRESERVATION	APPRAISED VALUE	COMMENTS
21	Purpleleaf plum	12	No	3	Low	\$1,200	Multiple attachments @ 4'; trunk leans E. against fence; deformed base.
22	Purpleleaf plum	11	No	3	Low	\$1,000	Multiple attachments @ 5'; decayed sun-burned stems on W.
23	Purpleleaf plum	7	No	5	High	\$1,050	Good young tree; full crown.
24	Red ironbark	26	Yes	3	Low	\$850	Multiple attachments @ 12'; okay form; thin canopy.
25	Purpleleaf plum	9	No	3	Low	\$850	Trunk leans N; multiple attachments @ 5'.
26	Purpleleaf plum	11	No	3	Low	\$1,250	Multiple attachments @ 5'; minor dieback in upper crown.
27	Purpleleaf plum	9	No	2	Low	\$500	Excessive sun-burn on W. stems & trunk.
28	Purpleleaf plum	9	No	3	Moderate	\$850	Multiple attachments @ 2'; nice form.
29	Purpleleaf plum	8	No	3	Low	\$650	Multiple attachments @ 3'; trunk leans E.
30	Purpleleaf plum	9	No	4	Moderate	\$1,200	Multiple attachments @ 3'; full crown.
31	Purpleleaf plum	8	No	4	Moderate	\$950	Multiple attachments @ 3'; full crown.
32	Purpleleaf plum	10	No	4	Moderate	\$1,250	Multiple attachments @ 3'; full crown; trunk leans
33	Purpleleaf plum	10	No	4	Moderate	\$1,450	Multiple attachments @ 2'; full crown.
34	Cork oak	19	Yes	5	High	\$13,250	Excellent form & structure.
35	Callery pear	15	No	3	Moderate	\$2,300	Multiple attachments @ 7' with narrow attachments.
36	Callery pear	11	No	3	Moderate	\$1,100	Multiple attachments @ 6'; in 4' planter.
37	Callery pear	9	No	3	Moderate	\$750	Multiple attachments @ 6'; in 4' planter; thin canopy.
38	Callery pear	10	No	3	Moderate	\$950	Multiple attachments @ 6'; in 4' planter; trunk leans E.

Tree Assessment

5850 West Las Positas
Pleasanton California
May 2013



TREE No.	SPECIES	TRUNK DIAMETER (in.)	HERITAGE TREE?	CONDITION 1=poor 5=excellent	SUITABILITY for PRESERVATION	APPRAISED VALUE	COMMENTS
39	Callery pear	10	No	3	Moderate	\$950	Multiple attachments @ 6'; in 4' planter; thin canopy.
40	Callery pear	12	No	3	Low	\$1,350	Multiple attachments @ 6' with narrow attachments; in 4' planter; thin canopy.
41	Callery pear	18	Yes	4	Moderate	\$4,150	Multiple attachments @ 6'; in 4' planter; full crown.
42	Callery pear	15	No	3	Moderate	\$2,050	Multiple attachments @ 6'; in 4' planter.
43	Callery pear	14	No	3	Moderate	\$1,800	Multiple attachments @ 6'; in 4' planter.
44	Callery pear	12	No	3	Moderate	\$1,350	Multiple attachments @ 6'; in 4' planter.
45	Callery pear	13	No	3	Low	\$1,550	Multiple attachments @ 6'; in 4' planter; thin canopy.
46	Callery pear	13	No	3	Low	\$1,550	Multiple attachments @ 6'; in 4' island; very thin canopy.
47	Callery pear	13	No	3	Moderate	\$1,250	Multiple attachments @ 6'; in 4' island.
48	Callery pear	6	No	4	High	\$500	Good young tree; in 4' island.
49	Callery pear	6	No	4	High	\$500	Good young tree; in 4' island.
50	Callery pear	12	No	4	Moderate	\$1,850	Multiple attachments @ 6'; in 4' island; full crown.
51	Callery pear	14	No	4	Moderate	\$2,550	Multiple attachments @ 7' with narrow attachment; in 4' planter;
52	European white birch	7	No	4	Moderate	\$450	Good young tree.
53	African sumac	11	No	3	Low	\$2,100	Okay form; needs good pruning.
54	European white birch	6	No	4	Moderate	\$350	Good young tree.
55	Crape myrtle	5	No	5	High	\$1,000	Multiple attachments @ 5'; excellent form & structure.
56	Crape myrtle	5	No	5	High	\$1,000	Multiple attachments @ 5'; excellent form & structure.
57	Crape myrtle	7	No	5	High	\$2,000	Excellent form & structure.

Tree Assessment

5850 West Las Positas
Pleasanton California
May 2013



TREE No.	SPECIES	TRUNK DIAMETER (in.)	HERITAGE TREE?	CONDITION 1=poor 5=excellent	SUITABILITY for PRESERVATION	APPRAISED VALUE	COMMENTS
58	Crape myrtle	5	No	4	High	\$750	Multiple attachments @ 4'; minor basal damage.
59	Crape myrtle	5	No	4	High	\$750	Multiple attachments @ 4'; minor basal damage.
60	Crape myrtle	5	No	4	High	\$750	Multiple attachments @ 4'; minor basal damage.
61	Crape myrtle	4	No	4	High	\$550	Multiple attachments @ 4'; minor basal damage.
62	Crape myrtle	4	No	4	High	\$550	Multiple attachments @ 4'; minor basal damage.
63	European white birch	9	No	4	Moderate	\$700	Good young tree; canopy slightly thin.
64	European white birch	12	No	4	Moderate	\$1,250	Multiple attachments @ 5'; good upright form.
65	European white birch	9	No	4	Moderate	\$700	Good young tree; canopy slightly thin.
66	European white birch	10	No	4	Moderate	\$900	Good form; low limb to N. has included bark.
67	European white birch	6	No	5	High	\$500	Good young tree.
68	Crape myrtle	4,4,3,3,3,2,2	No	4	High	\$1,950	In raised planter; multiple attachments @ base; nice specimen.
69	Crape myrtle	3,3,2,2,2,2,2,2,2,2	No	4	High	\$1,400	In raised planter; multiple attachments @ base; nice specimen.
70	Crape myrtle	4,4,4,3	No	4	High	\$1,700	In raised planter; multiple attachments @ base; nice specimen.
71	Crape myrtle	5,4,4,4,4,2	No	5	High	\$3,450	Good young tree; multiple attachments @ base; two branches grow together on N.
72	European white birch	12	No	4	Moderate	\$1,250	Multiple attachments @ 10'; canopy slightly thin.
73	European white birch	6	No	5	High	\$500	Excellent form & structure; good young tree.
74	European white birch	12	No	4	Moderate	\$1,250	Multiple attachments @ 6'; otherwise good
75	European white birch	12	No	4	Moderate	\$1,250	Codominant trunks @ 12'; otherwise good.
76	European white birch	10	No	4	Moderate	\$900	Excellent form & structure; canopy slightly thin.
77	Callery pear	7	No	4	High	\$700	Good young tree.
78	Crape myrtle	4	No	4	High	\$550	Multiple attachments @ 4'; basal damage.
79	Crape myrtle	4	No	4	High	\$550	Multiple attachments @ 4'; basal damage.

Tree Assessment

5850 West Las Positas
Pleasanton California
May 2013



TREE No.	SPECIES	TRUNK DIAMETER (in.)	HERITAGE TREE?	CONDITION 1=poor 5=excellent	SUITABILITY for PRESERVATION	APPRAISED VALUE	COMMENTS
80	Crape myrtle	4	No	4	High	\$550	Multiple attachments @ 4'; basal damage.
81	Crape myrtle	5	No	4	High	\$750	Multiple attachments @ 4'; basal damage.
82	European white birch	7	No	5	High	\$650	Excellent form & structure.
83	European white birch	7	No	4	Moderate	\$450	Good form; canopy slightly thin.
84	Crape myrtle	5,5,4,4,4	No	4	High	\$2,850	Multiple attachments @ base; nice specimen.
85	African sumac	12	No	2	Low	\$1,250	Multiple attachments @ 5' with very wide attachment; poor form; thin canopy.
86	African sumac	15	No	3	Low	\$3,250	Multiple attachments @ 5' with wide attachment; poor form; full crown.
87	Callery pear	20	Yes	3	Moderate	\$4,100	Multiple attachments @ 6'; trunk leans E.
88	Crape myrtle	9	No	5	High	\$3,950	Multiple attachments @ 6'; excellent form & structure.
89	Evergreen ash	26	Yes	4	High	\$5,450	Codominant trunks @ 7'; nice full crown; surface roots.
90	Evergreen ash	24	Yes	4	High	\$4,650	Multiple attachments @ 7'; upright form.
91	Evergreen ash	19	Yes	3	Low	\$1,650	Multiple attachments @ 8'; decay in area of old branch failure.
92	Evergreen ash	24	Yes	4	High	\$4,650	Multiple attachments @ 8'; full crown.
93	Evergreen ash	27	Yes	4	Moderate	\$5,850	Multiple attachments @ 8'; wound on N. from branch failure; corrected form.
94	Evergreen ash	18	Yes	4	High	\$2,650	Multiple attachments @ 12'; one-sided to W.
95	Evergreen ash	20	Yes	4	High	\$3,250	Codominant trunks @ 7'; crowded by #96.
96	Evergreen ash	27	Yes	5	High	\$8,400	Excellent form & structure; beautiful tree.
97	Evergreen ash	35	Yes	4	High	\$9,500	Multiple attachments @ 12'; full crown.
98	Evergreen ash	26	Yes	4	High	\$5,450	Multiple attachments @ 8'; full crown.

Tree Assessment

5850 West Las Positas
Pleasanton California
May 2013



TREE No.	SPECIES	TRUNK DIAMETER (in.)	HERITAGE TREE?	CONDITION 1=poor 5=excellent	SUITABILITY for PRESERVATION	APPRAISED VALUE	COMMENTS
99	Evergreen ash	22	Yes	3	Low	\$2,800	Multiple attachments @ 12'; crowded & one-sided to W.
100	Evergreen ash	26	Yes	4	High	\$5,450	Multiple attachments @ 12'; narrow crown.
101	Evergreen ash	27	Yes	4	Moderate	\$5,050	Multiple attachments @ 12'; crown one-sided to E.
102	Crape myrtle	4	No	5	High	\$900	Good young tree.
103	Crape myrtle	8	No	5	High	\$3,100	Good young tree.



Tree Assessment Map

5850 West Las Positas
Pleasanton, CA

Prepared for:
SummerHill Homes
Palo Alto, CA

May 2013

No Scale

Notes

- Base map provided by:
Esri Maps
- Numbered tree locations
are approximate.



325 Ray Street
Pleasanton, California 94566
Phone 925.484.0211
Fax 925.484.0598