Bill Spiewak
CONSULTING ARBORIST
Registered Consulting Arborist #381 • American Society of Consulting Arborists

REVISED: TREE ASSESSMENT AND PROTECTION PLAN
Project Site: 749 San Ysidro Rd., San Barbara 93108

November 15, 2021

Prepared for:
Steve Fort
Suzanne Elledge Planning and Permitting Services, Inc.
1625 State St., Santa Barbara, CA 93105
(805) 966-2758 x101 / (805) 455-4988 / stevef@sepps.com

Prepared by:
Bill Spiewak Consulting Arborist
3517 San Jose Lane
Santa Barbara, CA 93105
(805) 331-4075 / bill@sbarborist.com

SUMMARY

The owner of the subject property is proposing to sub divide the twelve acre parcel into four buildable lots. Subsequent to Planning Commission approval of the Tentative Parcel Map, it is indicated that the initial phase of the project requires demolition of existing structures and hardscape, construction of a new shared driveway, installation of utilities and improved drainage with installation of water detention basin for a shared driveway.

I inventoried 184 trees on the site, of which 56 are native trees. These include 50 oaks, 1 sycamore, and 5 clusters of creek willows. During the initial phase of the project, 21 of the 50 oaks are within or adjacent to demolition and infrastructure improvements, 2 of which will be removed. It is also likely that in the future that 9 additional oaks within the building envelopes will be removed by individual property owners. Many non-native trees will also be removed during the initial and future phases of development.

During this initial phase, all oaks to be retained and the one sycamore should be protected with fencing and in accordance with the tree protection measures in this report. To mitigate removed oaks (current and future), 33,15-gallon oaks will need to be planted to mitigate the removal of the 11 oaks. The project biologist has addressed the native willows and the oak tree mitigation.

Future development of residences will warrant additional tree protection plans to assure compliance with the conditions of the County of Santa Barbara.

The Table of Contents on the next page illustrates the organization of this report.

TABLE OF CONTENTS

BACKGROUND & ASSIGNMENT

The owner of the subject property is proposing to sub divide the parcel into four buildable lots. All lots contain native and non-native trees. In order to prepare the site, the existing structures and infrastructure need to be demolished. In addition to the demolition, a new shared driveway, preliminary infrastructure and improved drainage and water detention basin for the shared driveway, need to be installed.

I was retained to inventory and assess native and non-native trees on the site and identify natives that may be impacted from initial and future development. I was on the site during December 2020 and January 2021 to perform my field work.

PURPOSE

It is my intent to assist my client and the project team in protecting trees to the greatest extent feasible and to comply with the County of Santa Barbara guidelines.

SCOPE OF PROJECT

In order to complete my assignment, the following tasks were required:

- Review the site plans.
- Inventory and plot the tree locations with assistance from the biologist.
- Assess the size of the trees and their condition.
- Plot the CRZs of the native trees on the site plan that are potentially effected by the project.
- Prepare this report

.

My assessment and report follows protocol in the most recent publications:

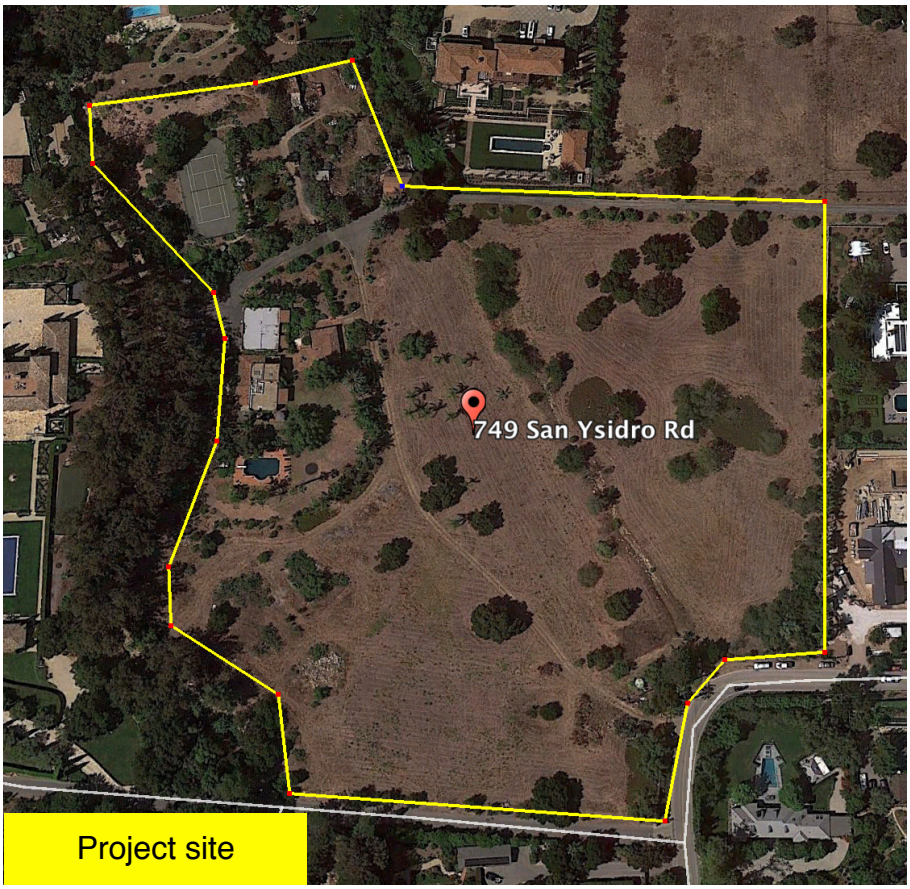
- *The International Society of Arboriculture's Best Management Practices-Managing Trees During Construction,*
- *American National Standards Institute (ANSI) A300 Part 5-Management of Trees and Shrubs During Site Planning, Development, and Construction*

LIMITS OF THIS REPORT

- Included with this inventory are trees that are within the parameters of the assignment discussed above that are 6" in diameter and greater.
- Fruit trees, shrubs, hedges, and dead or nearly dead trees are not included.
- CRZs (critical root zones) are included for only native trees potentially effected by the project, but not willows. The team biologist will address the willows (and their CRZs) and riparian habitats.
- There are two site plans with this report: The first identifies the 184 tree inventory. The second identifies just the oaks and the sycamore, and indicates which will be removed and which could be potentially impacted from construction.

GENERAL OBSERVATIONS

1. The property address/entrance is at 749 San Ysidro Rd. where the existing driveway leads onto the approximate 12 acre parcel.
2. There are existing structures, pool, and tennis court on proposed lots #2 and #3.
3. Oak Creek, an intermittent stream runs north and south along the western side of the property.
4. An unnamed ephemeral drainage runs along the upper eastern side of the property until it turns into a shallow dry ditch that runs diagonally north to south across the lower half of the site.
5. There are 56 native trees that have been identified within my inventory. These include 50 California Live Oaks *(Quercus agrifolia)*, 1 California Sycamore *(Platanus racemosa)*, and 5 clusters of Arroyo Willows *(Salix lasiolepis).* Many other trees of these species are on the site that are outside the scope of my assignment, meaning that they are not within areas of potential impact for this initial phase of the project.
6. I have also inventoried 128 non-native trees of 17 different species. Of these 90 trees are palms of four different species.
7. It may be determined at a later date that more trees will need to be inventoried and assessed by individuals that will be developing the lots.
8. The majority of trees are in good health. Many need structural improvement that can be done with pruning. Some of the trees are stressed and in decline.
9. I've observed some common pests and diseases on several trees and most of these are seasonal, species specific, and/or non threatening.
10. Some of the oaks and non-natives were recently pruned. Most of the non-pruned trees will benefit from some maintenance, although the future status of most of them has not yet been determined.



THE TREES

The headings below correspond with the tree inventory and assessment, which is at the end of the report. Oak trees highlighted in green identify those that warrant protection due potential impacts from demolition and construction. Trees highlighted in red are native oaks to be removed for the initial project phase or anticipated to be removed during future construction.

#	Type-common name	Native or Non-native	DBH "	CRZ of oaks and sycamore-radius '	Approx Height S/M/L	Ave. Cond	Comment	Monitor work adjacent to trees	Remove for project

- **#** is the tree number and corresponds with the site plan.
- **Type** is the tree, identified by common name.
- **DBH"** is the diameter at breast height, measured in inches, at 54" above ground. Note that many trees were measured lower due to branching that would misrepresent tree diameter. DBH with a "/" between numbers represents multiple trunks. A "," between numbers represents multiple trees in a cluster.
- **CRZ** is the critical root zone and is only shown for the native oaks and one sycamore.
- **Approximate height** was estimated. S = is 25' or less, M = 25'-50', L = greater than 50'. With palms, the height is estimated up to the center of the trunk where the fronds originate (except the two date palms, which are identified as M).
- **Ave. Cond** is the average condition based on health and structure.
- **Comment** is something of significance to me.
- **Monitor work adjacent to trees** indicates trees where demo or construction activities will occur
- **Remove for project** refers to oaks and sycamore.
- Cells in red are oak removals.
- Cells in green indicate oaks adjacent to work areas-monitoring required.

CONCLUSIONS

1. Two oak trees (#8 & #155) will be removed for the initial phase of the project. Nine additional oaks (#18, #38, #41-#43, #64, #91, #172 & #173), are anticipated to be removed in the future by individual property owners. These are highlighted in red on the spreadsheet and site plan.
2. No other oaks or sycamores will be impacted from the initial phase of the project, provided fencing is in place as depicted in the site plan. The green highlighted numbers on the plan identify these native trees. Red dashed lines illustrate protection fencing locations.
3. Thirty three (33) 15-gallon oaks should be planted on site to mitigate the removal of the eleven oaks.
4. The project biologist will opine on any impacts to willows from work in the drainage and riparian areas and provide planting locations for mitigation trees.

TREE PROTECTION MEASURES FOR THE INITIAL PHASE

PRE-CONSTRUCTION

Fencing and Signage

1. In designated areas, install fences to establish TPZs (tree protection zones).
2. TPZs are necessary to keep out construction activities, equipment, storage of materials, and dumping of spoils.
3. Chain-link fencing on movable stands is recommended. These fences should be 5'-6' in height.
4. Fences must remain upright and secure throughout the duration of the project.

DEMOLITION

Site Monitoring

5. Demolition adjacent to trees that need to be protected, must be monitored by the project arborist.
6. If any roots are encountered that are 1" and greater, which is unlikely, carefully cut with a sharp tool, perpendicular to the root growth. Use a hand pruner, hand saw, lopping pruner or reciprocating saw to cut roots cleanly under direction of the project arborist.
7. If larger roots are cut, irrigate the soil after backfilling in order to encourage new root growth and also to prevent the loss of water from the soil.
8. Wherever possible, retain hardscape adjacent to trees until the end of the demolition.
9. Use caution when demolishing the old driveway, tennis court and hardscape as it is common for roots to growth immediately below the surface of the hardscape.

SHARED DRIVEWAY CONSTRUCTION, STORM DRAIN, AND SEWER

Trenching, Excavation, and Grading

10. When trenching or excavating within a CRZ or TPZ, use care to minimize root damage. Use the smallest equipment in sensitive areas. Follow root pruning and irrigation measures above (#6 and #7).

Utilities

11. The path of utilities should avoid tree protection zones. If a utility must travel within the CRZ, consider boring beneath roots larger than 2" in diameter. The depth and distance from the trunk should be determined by the project arborist prior to commencement of boring. If trenching is the preferred method, the project arborist should determine the path of least impact.

TREE MITIGATION MEASURES

12. Plant thirty-three 15-gallon oaks on site. Planting locations to be directed by the project biologist.

REFERENCES

- ANSI (*American National Standards Institute)* A300: Part 5 - *Management of Tree and Shrubs During Site Planning, Site development, and Construction*, 2012
- *Best Management Practices: Managing Trees During Construction, Second Edition,* International Society of Arboriculture, Champaign, Illinois, 2016.
- Harris, R. W., and Matheny, N. P., and Clark, J. R., 2004. *Arboriculture: Integrated Management of Landscape Trees, Shrubs, and Vines*, Fourth Edition. Prentice Hall.
- Matheny and Clark, *Trees and Development; A Technical guide To Preservation of Trees During Land Development,* ISA, 1998.

ARBORIST'S DISCLOSURE AND CERTIFICATION OF PERFORMANCE

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

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

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

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

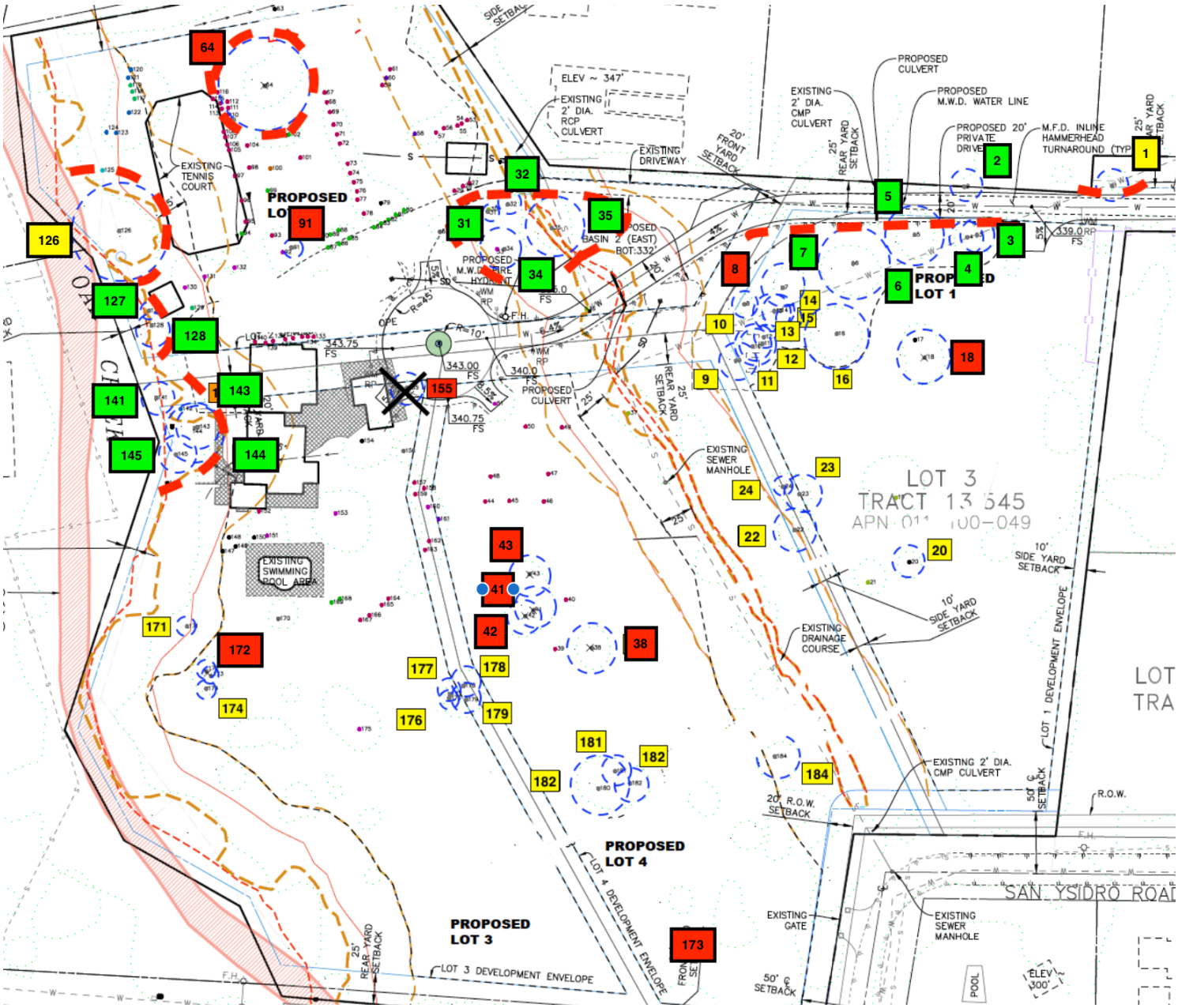
I Bill Spiewak, certify:
That I have personally inspected the trees on the property referred to in this report and have stated my findings accurately.
The analysis, opinions and conclusions stated herein are my own and are based on current scientific procedures and commonly accepted arboricultural practices.

Signed: Bill Spiewak

Bill Spiewak
Registered Consulting Arborist #381
American Society of Consulting Arborists
Qualified Tree and Shrub Appraiser

Board Certified Master Arborist #310B
International Society of Arboriculture
Qualified Tree Risk Assessor

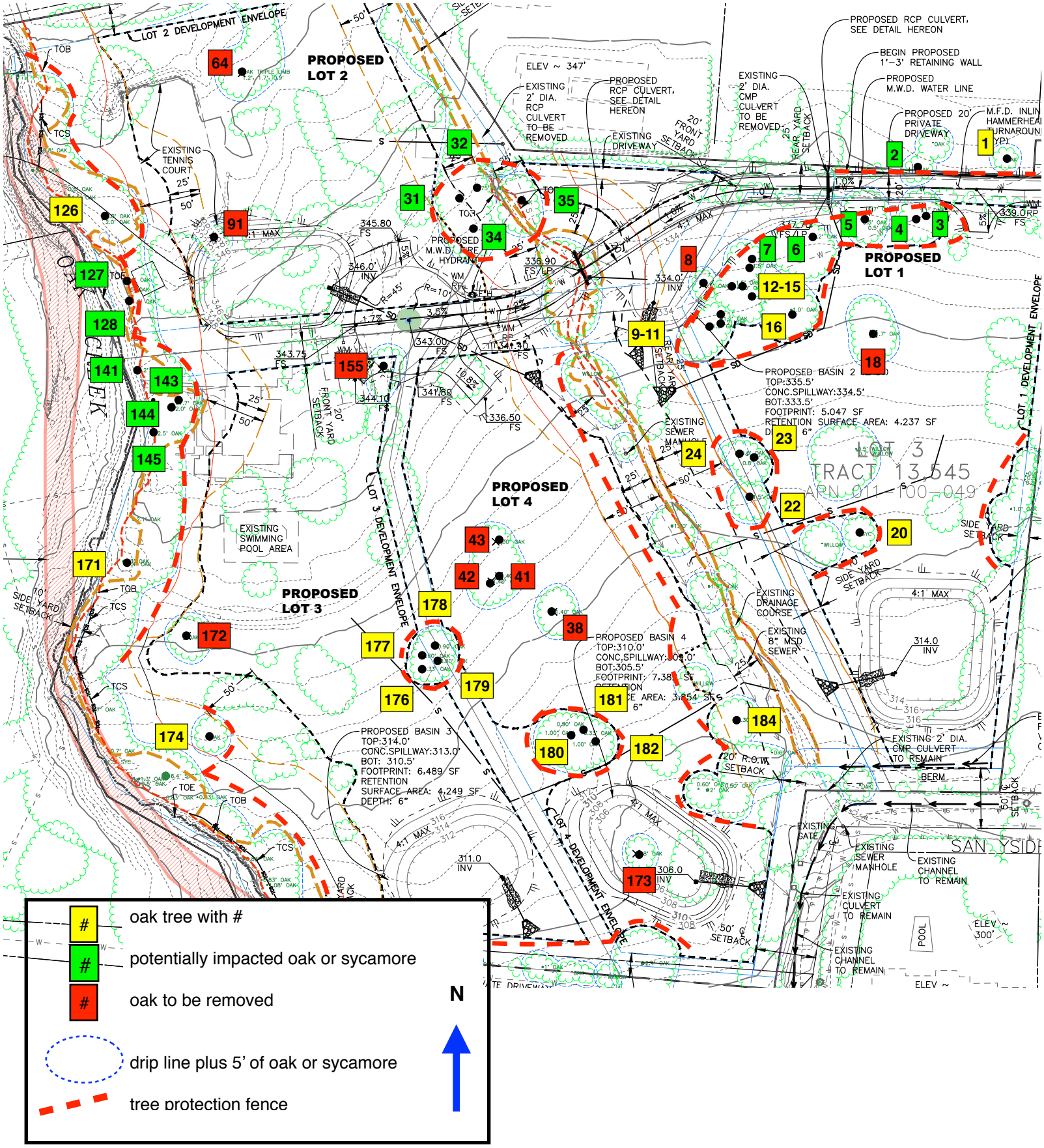
ORIGINAL SITE PLAN: All Trees (See updated plan on page 9)



#	oak tree with #
#	potentially impacted oak or sycamore
#	oak to be removed
	critical root zone of oak or sycamore
	tree protection fence
###	non-native trees are numbered in small type face next to each tree

N

UPDATED SITE PLAN: Oaks and Sycamore Only



TREE INVENTORY AND ASSESSMENT

#	Type-common name	Native or Non-native	DBH "	CRZ of oaks and sycamore-radius '	Approx Height S/M/L	Ave. Cond	Comment	Monitor work adjacent to trees	Remove for project
1	Oak	Native	12	12	S	G		Driveway work	
2	Oak	Native	12	12	S	G		Driveway work	
3	Oak	Native	14	14	S	G	Survived oak bark beetle infestation	Driveway work	
4	Oak	Native	14	14	S	G		Driveway work	
5	Oak	Native	8/10/10/8/8/10/10	24	S	G	Tree is a cluster of mature sump sprouts	Driveway work	
6	Oak	Native	16/24	29	M	G	Survived oak bark beetle infestation	Driveway work	
7	Oak	Native	18	18	S	G		Driveway work	
8	Oak	Native	10	10	S	F	Stressed		Remove
9	Oak	Native	7/9/9	15	S	F	Some trunk decay		
10	Oak	Native	16	16	S	G	History of trunk infection		
11	Oak	Native	12	12	S	G			
12	Oak	Native	5/5/6	9	S	G			
13	Oak	Native	14/6	15	S	G			
14	Oak	Native	10/7	12	S	G			
15	Oak	Native	10	10	S	G	Diagonal trunk		
16	Oak	Native	14/16/13	25	M	G			
17	Camphor	Non-native	9		S	G			
18	Oak	Native	14/16	21	M	G			Likely removal for bldg envelope
19	Willow	Native	Large cluster		S	G	Going dormant		
20	Syc	Native	10/7	12	M	G	Severe codominant trunks with included bark, dormant		
21	Willow	Native	Small cluster		S	G	Going dormant		
22	Oak	Native	16/9	18	S	G	Infestation in base, root crown is buried		
23	Oak	Native	8/13	15	S	G	Root crown is buried		
24	Oak	Native	2/8	8	S	G	Root crown is buried		
25	Montery pine	Non-native	14		M	G			
26	Black acacia	Non-native	27		L	F			

#	Type-common name	Native or Non-native	DBH "	CRZ of oaks and sycamore-radius '	Approx Height S/M/L	Ave. Cond	Comment	Monitor work adjacent to trees	Remove for project
27	Queen palm	Non-native	11		S	G			
28	Queen palm	Non-native	8		S	G			
29	Queen palm	Non-native	11		M	G			
30	Montery pine	Non-native	20/17		L	F			
31	Oak	Native	6	6	S	G		Driveway work and shed demo	
32	Oak	Native	9	9	S	G		Driveway work and shed demo	
33	California pepper	Non-native	10/10/6		S	G		Driveway work and shed demo	
34	Oak	Native	16	16	M	G		Driveway work and shed demo	
35	Oak	Native	24	24	S	G		Driveway work and shed demo	
36	Willow	Native	Large cluster		S	G	Going dormant		
37	Willow	Native	Small cluster		S	G	Going dormant		
38	Oak	Native	20	20	S	F	Survived oak bark beetle infestation		Likely removal for bldg envelope
39	Queen palm	Non-native	11		S	G			
40	Queen palm	Non-native	10		S	G			
41	Oak	Native	16	16	S	G			Likely removal for bldg envelope
42	Oak	Native	14	14	S	G			Likely removal for bldg envelope
43	Oak	Native	10/16	19	S	G	Underlying HV vault		Likely removal for bldg envelope
44	Queen palm	Non-native	10		S	G			
45	Queen palm	Non-native	10		S	G			
46	Queen palm	Non-native	12		S	G			
47	Queen palm	Non-native	10		S	G			
48	Queen palm	Non-native	10		S	G			
49	Queen palm	Non-native	10		S	G			
50	Queen palm	Non-native	10		S	G			
51	California pepper	Non-native	10/12/9/14		S	G			

#	Type-common name	Native or Non-native	DBH "	CRZ of oaks and sycamore-radius '	Approx Height S/M/L	Ave. Cond	Comment	Monitor work adjacent to trees	Remove for project
52	Date palm	Non-native	24		S	G			
53	Queen palm	Non-native	8		S	G			
54	Queen palm	Non-native	8		S	G			
55	Queen palm	Non-native	12		S	G			
56	Queen palm	Non-native	8		S	G			
57	Queen palm	Non-native	10		S	G			
58	Olive	Non-native	Multi 6”		S	G			
59	Queen palm	Non-native	11		S	G			
60	Olive	Non-native	Multi 6”		S	G			
61	Queen palm	Non-native	11		S	G			
62	Date palm	Non-native	36		S	G			
63	Black acacia cluster	Non-native	14, 8/3,8		S	P			
64	Oak	Native	36	36	S	G			Likely removal for bldg envelope
65	Queen palm	Non-native	10		S	G			
66	Queen palm	Non-native	9		S	G			
67	Queen palm	Non-native	6		S	G			
68	Queen palm	Non-native	7		S	P	Uprooted		
69	Queen palm	Non-native	8		S	G			
70	Queen palm	Non-native	10		S	G			
71	Queen palm	Non-native	9		S	G			
72	Queen palm	Non-native	7		S	G			
73	Queen palm	Non-native	9		S	G			
74	Queen palm	Non-native	9		S	G			
75	Queen palm	Non-native	9		S	G			
76	Queen palm	Non-native	10		S	G			
77	Queen palm	Non-native	10		S	G			
78	Queen palm	Non-native	10		S	G			
79	Aleppo pine	Non-native	16		S	G			

#	Type-common name	Native or Non-native	DBH "	CRZ of oaks and sycamore-radius '	Approx Height S/M/L	Ave. Cond	Comment	Monitor work adjacent to trees	Remove for project
80	Mex fan palm	Non-native	16		M	G			
81	Mex fan palm	Non-native	20		M	G			
82	Mex fan palm	Non-native	16		M	G			
83	Mex fan palm	Non-native	13		M	G			
84	Mex fan palm	Non-native	16		M	G			
85	Mex fan palm	Non-native	15		M	G			
86	Mex fan palm	Non-native	14		M	G			
87	Mex fan palm	Non-native	15		M	G			
88	Queen palm	Non-native	8		S	G			
89	Queen palm	Non-native	11		S	G			
90	Queen palm	Non-native	7		S	G			
91	Oak	Native	6/6	8	S	G			Remove for basin
92	California pepper	Non-native	14		S	G			
93	Queen palm	Non-native	10		S	G			
94	Mex fan palm	Non-native	17		S	G			
95	Queen palm	Non-native	11		S	F	Bent top		
96	Queen palm	Non-native	12		S	G			
97	Queen palm	Non-native	10		S	G			
98	Queen palm	Non-native	11		S	G			
99	Mex fan palm	Non-native	20		S	G			
100	Coral	Non-native	18		S	G	Dormant		
101	Queen palm	Non-native	9		S	G			
102	Mex fan palm	Non-native	18		S	G			
103	Brazilian pepper	Non-native	12		S	F			
104	Queen palm	Non-native	11		S	G			
105	Queen palm	Non-native	11		S	G			
106	Queen palm	Non-native	7		S	G			
107	Queen palm	Non-native	10		S	G			
108	Queen palm	Non-native	9		S	G			

#	Type-common name	Native or Non-native	DBH "	CRZ of oaks and sycamore-radius '	Approx Height S/M/L	Ave. Cond	Comment	Monitor work adjacent to trees	Remove for project
109	Queen palm	Non-native	11		S	G			
110	Queen palm	Non-native	12		S	G			
111	Queen palm	Non-native	6		S	G			
112	Queen palm	Non-native	10		S	P			
113	Queen palm	Non-native	8		S	G			
114	Queen palm	Non-native	10		S	G			
115	Queen palm	Non-native	7		S	G			
116	Queen palm	Non-native	10		S	G			
117	Ficus nitida	Non-native	17		M	F	Trees form hedge like cluster with many codominant stems		
118	Ficus nitida	Non-native	24		M	F	Trees form hedge like cluster with many codominant stems		
119	Ficus nitida	Non-native	21		M	F	Trees form hedge like cluster with many codominant stems		
120	Monterey cypress	Non-native	13		M	G	Cypress are clustered and inhibited by adjacent trees, some poor understory trees		
121	Monterey cypress	Non-native	6		M	P			
122	Monterey cypress	Non-native	16		M	G			
123	Monterey cypress	Non-native	11		M	G			
124	Monterey cypress	Non-native	9		S	G			
125	Jacaranda	Non-native	6		S	F			
126	Oak	Native	28/28	40	M	G		Adjacent to demo of shed and tennis court	
127	Oak	Native	6	6	S	F		Adjacent to demo of shed and tennis court	
128	Oak	Native	14	14	S	F		Adjacent to demo of shed and tennis court	
129	Ficus nitida	Non-native	18		M	G			
130	California pepper	Non-native	10		M	F			
131	California pepper	Non-native	18		M	G			

#	Type-common name	Native or Non-native	DBH "	CRZ of oaks and sycamore-radius '	Approx Height S/M/L	Ave. Cond	Comment	Monitor work adjacent to trees	Remove for project
132	California pepper	Non-native	11		S	G			
133	Queen palm	Non-native	10		S	G			
134	Queen palm	Non-native	10		S	G			
135	Queen palm	Non-native	12		S	G			
136	Queen palm	Non-native	12		S	G			
137	Queen palm	Non-native	11		S	G			
138	Queen palm	Non-native	11		M	G			
139	Queen palm	Non-native	12		S	G			
140	Queen palm	Non-native	12		M	G			
141	Oak	Native	13	13	S	F		Adjacent to demo of house, drivewway and pool	
142	Monterey cypress	Non-native	18		L	G			
143	Oak	Native	19	19	M	G		Adjacent to demo of house, drivewway and pool	
144	Oak	Native	24	24	M	G		Adjacent to demo of house, drivewway and pool	
145	Oak	Native	11/10	15	M	G		Adjacent to demo of house, drivewway and pool	
146	Blue gum eucalyptus	Non-native	36		L	G			
147	Black acacia	Non-native	13		M	P	Declining		
148	Black acacia	Non-native	24		M	P	Declining		
149	Black acacia	Non-native	9		S	P	Declining		
150	Black acacia	Non-native	18		M	P	Declining		
151	California pepper	Non-native	12/22/12		S	G			
152	Queen palm	Non-native	11		S	G			
153	California pepper	Non-native	36		M	G			
154	Eugenia	Non-native	13/18/16		M	F			
155	Oak	Native	12	12	S	G			Remove for cul de sac
156	Date palm	Non-native	25		M	G			