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Project:
1930 Ocean Street Extension
Santa Cruz, Ca.
A.P.N. 008-044-02

Addendum to Arborist Report

In response to a request for further review by the City of Santa Cruz Urban Forester, Leslie Keedy, I reexamined the plans for the proposed project. The Grading, Drainage and Utility Plans will be submitted to the Urban Forester with this Addendum to the Arborist report dated March 10, 2010.

The Utility Plan, labeled C2.1, prepared by Bowman Williams Consulting Civil Engineers, shows all water, fire water and sewer lines. Water, fire water and sewer lines are located below the project roads, 10' apart as per code, and will have no impact on the trees to be saved. The water and sewer connections for each building are indicated on the Utility Plan and will have no impact on the trees. Plans for electric service by PG&E will be prepared by PG&E. The location of electric lines and cable lines are typically located below roads, between the sewer and water lines. The final electric service layout plan shall be reviewed by the project arborist.

Following are comments regarding each of the 4 Coast Live Oak trees located in the center of the complex. The developers are highly motivated to save these trees, as they are a great asset to the project. Refer to the Arborist Report dated March 10, 2010 regarding a detailed description and recommendations for each tree. The drip lines of these trees are accurately mapped on Sheet A1.1 Site Plan prepared by Dennis Diego Architect.

Protective tree fencing shall be erected at the limits of grading lines as shown on C1.1 Grading Plan prepared by Bowman & Williams Consulting Civil Engineers, unless otherwise indicated. The protective fencing is described in the Arborist Report. Fencing shall be in place and inspected by the project arborist prior to any site work, as described in the Arborist Report. Fencing shall remain in place during trenching, footing construction and framing unless otherwise indicated.

Tree # 10 will be between Building 3 and Building 2.

Building 3 falls outside the drip line of the tree. The building will be built at grade with no significant cut or fill. The trenching for the spread footings and utilities will occur outside the drip line of the tree.

Building 2 will be built at grade, requiring no significant cut or fill. There will be trenching for the spread footings and utilities outside the drip line. Building 2 encroaches into the drip line of Tree #10. As stated in the Arborist Report dated March 10, 2010, 2 limbs with diameters of 10" will need to be pruned from the tree. This work shall take place at the direction of the project arborist, and executed by a Certified Arborist, utilizing thinning cuts as recommended in the Pruning Standards prepared by the International Society of Arborists. Tree protection fencing shall be erected and inspected by the project arborist after the pruning has taken place but prior to any other site work. The fencing shall be moved to 5' from the building wall, for installation of windows, installation of siding and for painting.

Tree #11 will be adjacent to Building 2.

Building 2 will encroach minimally into the drip line of the tree. Pruning of branch ends may be needed. This pruning shall take place at the direction of the project arborist, after the first floor is framed. The building will be built at grade, requiring no significant cut or fill. There will be trenching for the spread footings and utilities outside the drip line. The fencing shall be moved to 5' from the building wall for any necessary pruning, installation of windows, siding and for painting.

Tree #12 will be adjacent to Building 4.

There will be significant grading required for the foundation of this building. However, the cut slope will fall outside the drip line of the tree. In addition there will be trenching for the spread footings and utilities. The trenching

will also fall outside the drip line of the tree. Construction of the retaining wall located down slope of the tree, above the road, will fall within the drip line. The fencing shall be moved to allow for the over cut for this wall and drainage behind the wall. Root protection measures outlined in the Arborist Report shall be followed during grading and construction of the road and wall.

Tree #13 will be adjacent to Building 5. Significant grading will be required for the foundation of this building. Some grading will occur within the drip line of the tree as described in the Arborist Report and some pruning may need to take place. The grading for the foundation will include an additional cut of 30" to facilitate foundation waterproofing. There are 2 parking places and a 6' retaining wall adjacent to the building. Grading for this wall will occur at the edge of the drip line of this tree.

The developers have proposed moving Building 5, the retaining wall and the 2 parking spaces, 3' to the south: away from the tree. This proposed change should be included in the 'Conditions of Approval'. Tree protection fencing shall be erected and inspected by the project arborist after the pruning has taken place but prior to any other site work. The location of the protective fencing at the limit of grading line may need to be adjusted during window placement, siding and painting. Root protection measures outlined in the Arborist Report shall be followed during grading and construction.

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