

John Jay

From: Ben Anderson <ben@urbanforestryassociates.com>
Sent: Wednesday, April 27, 2022 8:55 AM
To: John Jay; Kari Svanstrom
Subject: Re: 7950 Bodega Ave - Huntley Square Design Review application
Attachments: IMG_5094.JPG

Hi John,

During our call, I noted that I should just start with an email review of the plans. Please let me know if that was not your understanding.

- The plans still show a reduction in grade adjacent to the redwood (Sheet 6 of the site sections, section B). So with the base layer and the pavers, they are still going down approximately two feet directly adjacent to the tree. Even using an airspade and preserve the large roots, this is too great an impact unless the co-owners of the tree agree to it and they are prepared to forfeit their performance bond if it dies. If it dies, there is also potential for a lawsuit from the co-owner of the tree. Tree 774 has the same issues and Douglas fir is much less tolerant of root disturbance. They need to either preserve native grade within eight feet of the redwood and six feet of the douglas fir, or they need to call these two trees removals. Note that they can build on top of native grade so long as it is not compacted.
- Trees 773-776 will require weekly irrigation during construction (dry months).
- The tree is also shown in the wrong location according to the Topo from Robertson Engineering dated 12-15-20, which shows it as a property boundary tree. It was moved on the topo submitted with the current plans, but I can't see why. It is in the middle of the fence. The fence is shown on the survey. The tree should be shown in the middle of the fence. See attached photo. This should be corrected.
- The attached table shows the approximate appraised values of the trees to be retained (not including the tulip, liquidambar, or the redwood that is further from development activity). This can be used for the performance bond. I can produce a more formal appraisal if needed.
- Per the ordinance, the tree protection plan needs the following language:
 - A Contractor is responsible for compliance with Tree Protection Plan (Sheet x). Failure to fully comply with the restrictions, conditions, and mitigation measures of the Tree Protection Plan, as reflected on (Sheet x), will result in the issuance of a stop-work order, and may also result in the imposition of fines, penalties, or both.
- Tree protection fencing should be metal, not plastic. Wire deer fence or chain link are acceptable. It should also be labeled with verbiage similar to the bullet point above.

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Tree	Species	DBH			Total
		Stem 1	Stem 2	Stem 3	
773	Coast redwood	32			\$ 10,640.19
774	Douglas fir	20			\$ 3,923.87
775	Douglas fir	30			\$ 8,328.72
776	Douglas fir	21			\$ 4,285.07
779	Coast live oak	6	4	4	\$ 1,148.82
780	Coast live oak	38			\$ 22,662.08
				Total	\$ 50,988.76

On Wed, Apr 13, 2022 at 11:28 AM John Jay <jjay@cityofsebastopol.org> wrote:

Hello All,

Please see the drop box link for the Design Review application for the Huntley Square project at 7950 Bodega Ave. This project had its entitlements approved at the City Council meeting on March 1, 2022. Please let me know if you have any questions or need help with accessing the dropbox.

I do have a paper set of plans that I will be in each departments boxes this afternoon for pickup.

<https://www.dropbox.com/sh/krahhzrlxa0khxf/AACxrczTdTtgGq0D0SSMed2Ka?dl=0>

Thank you,

John Jay

Associate Planner

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