

# Arborist Report of Trees

## [site address]

Prepared For:

[client name]

[appraisal creation date]

[client phone number]

[client email]

Prepared By:

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**ascA|RCA #889**  
Registered Consulting Arborist®



[CLIENT NAME]  
[SITE ADDRESS]  
[DATE OF ONSITE EVALUATION]  
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## Assessment Summary

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Dear [CLIENT NAME],

You have retained my consulting arborist services to provide a tree inventory and assessment report for the property located at [SITE ADDRESS], in support of your proposed single-family home construction.

A site visit was conducted on [DATE OF ONSITE EVALUATION], under clear weather with light cloud cover. The subject parcel contains [number of volunteer trees], and [number of neighboring trees] were also evaluated due to their proximity to the work area and potential sensitivity to construction activities. All trees were measured using a standard diameter tape, and the entire site and surrounding areas were visually inspected and analyzed.

Of the twelve trees on site, [number of protected trees] are classified under the City of Los Angeles Protected Tree Ordinance (Ordinance 186,873), and [number of non-protected trees] are not protected. Among the three neighboring trees, [number of protected trees], and [number of non-protected trees]. Based on the proposed development footprint and required clearances, **[number of protected trees] must be removed**. This triggers the City's **4:1 replacement ratio**, resulting in **twelve required replacement trees**.

This report documents the condition, species, measurements, and construction-related impacts for all relevant trees and provides the required compliance materials for Ordinance 186,873. Protected species under the ordinance include:

- California native oaks (*Quercus spp.*)
- Western sycamore (*Platanus racemosa*)
- Southern California black walnut (*Juglans californica*)
- California bay (*Umbellularia californica*)
- Mexican elderberry (*Sambucus mexicana*)
- Toyon (*Heteromeles arbutifolia*)

Detailed findings for each tree are provided in the **Tree Assessment** section of this report.



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## Project Overview

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Gloria Martinez requested the following arboricultural services:

1. Identify all trees on the property and label them on the provided architectural drawings.
2. Evaluate current tree health and assess potential construction impacts according to the site plan.
3. Determine whether a tree protection plan is feasible for long-term retention of specific trees.
4. Evaluate the impacts and justification for proposed removals.
5. Provide justifications for the removal of protected trees where applicable.
6. Produce all compliance documentation required under the City's Protected Tree Ordinance.
7. Deliver a formal written report with maps, photos, and required professional certifications.



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## Site Conditions

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- The project site consists of an **18,019 sq. ft. vacant parcel** with a mix of protected and non-protected volunteer trees.
- **Twelve (12)** trees are located on the subject property.
  - **Eleven (11)** are protected.
  - **One (1)** is non-protected.
- **Three (3)** neighboring trees were evaluated:
  - **Two (2)** protected
  - **One (1)** non-protected
- The lot is **flat**, with street access at the front property boundary.
- All trees were visually assessed for health, structure, and potential construction impacts.



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# Figures, Tables & Attachments

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## Figures

- *Figure 1:* Google Earth Image
- *Figure 2:* Map
- *Figure 3:* Site Plan

## Tables

- *Table 1:* Tree Assessment

## Additional Documentation

- Tree Photos (17 total)

## Attachments

- Site Plan
- Topographical Survey
- Tree Disclosure Statement
- Letter of Determination



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## Figure 1: Satellite Map

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[CLIENT NAME]  
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## Figure 2: Road Map

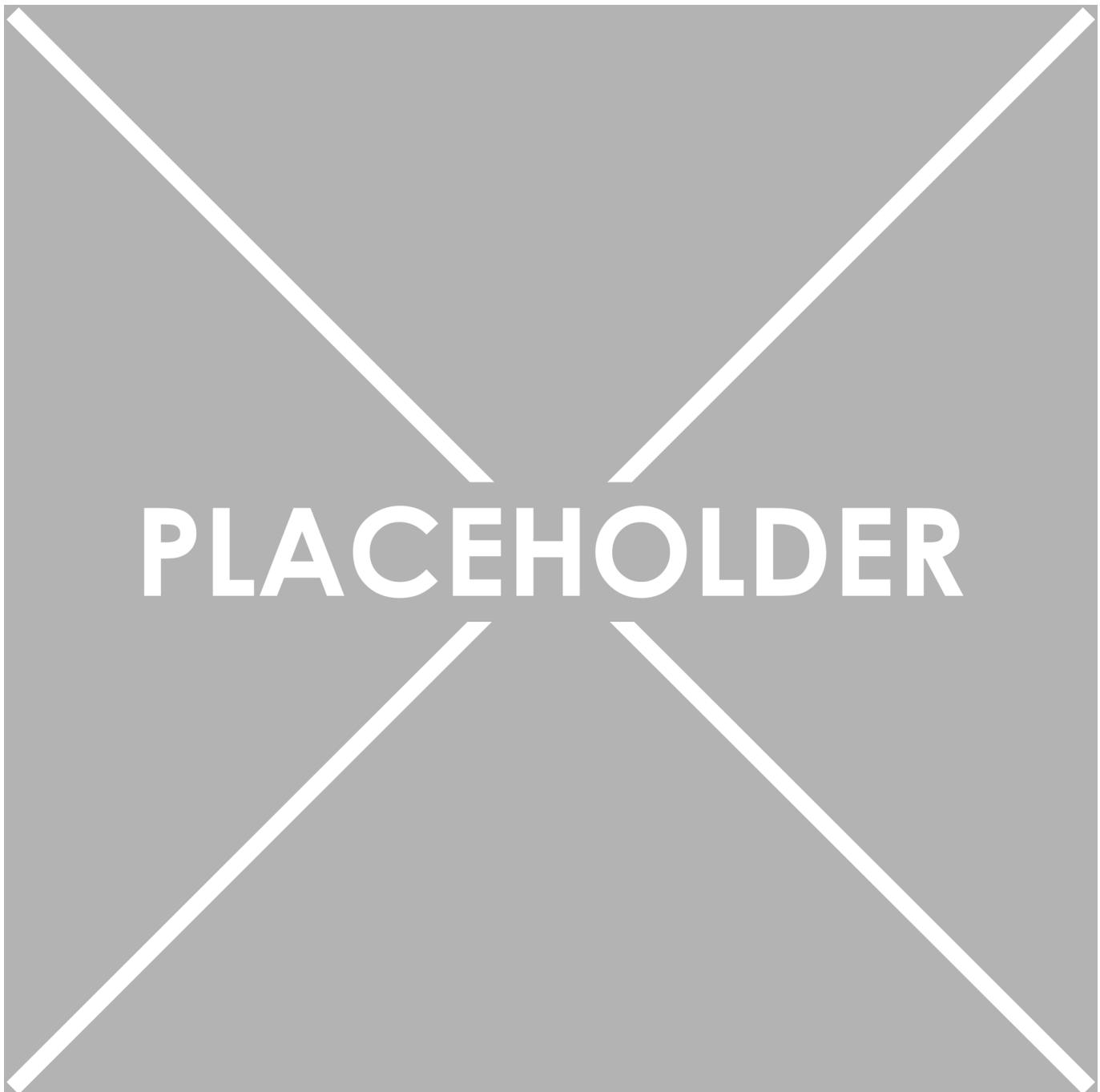
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[CLIENT NAME]  
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### Figure 3: Site Plan

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[CLIENT NAME]  
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## Proposed Action

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The proposed development involves constructing a new single-family residence on the front portion of the property. Please refer to the **Architectural Site Plan (Attachment 1)** for the complete layout and structural details. There are **no known easements** affecting the site.

Based on the required building footprint, driveway access, and code-required egress pathways, **three protected trees must be removed**. Removal of protected trees triggers the City's **4:1 replacement requirement**, resulting in **twelve (12) replacement trees** to be installed on-site.



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## Tree Assessment

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This assessment is based on my site visit on **April 4th, 2025**, during which all trees were visually evaluated and measured using a diameter tape. Weather conditions were clear with light cloud cover. For clarity, all on-site trees are referenced as **Trees #1–12**, and neighboring trees as **Trees #13–15**.

Overall, most trees appear to be in fair to good condition with no significant structural defects, except for **Trees #1, #2, and #3**, which exhibit hazardous conditions and conflict directly with the proposed construction. A summary of required removals is provided below:

- **Trees #1 & #2:** Structurally hazardous due to overcrowding, lean, and “leggy” growth habit; both directly obstruct the required driveway per **LAMC 12.21.A.4 (covered parking)**.
- **Tree #3:** Structurally hazardous due to a **12-inch basal canker**; also obstructs required stair access for internal vertical circulation and egress pursuant to **California Residential Code (CRC) R311**.

All remaining protected trees proposed to stay (notably **#4, #5, #13, #14, and #15**) can remain structurally viable with proper protection during construction. Required replacement ratios and mitigation measures are addressed elsewhere in the report.

Below are the revised, polished descriptions for each tree:

- **Tree #1**

*Juglans nigra*—Black Walnut

Height: 15 ft | Spread: 15 ft

**Remarks:** Multi-stem, total DBH 12". Health is poor. The tree exhibits hazardous leaning, elongated growth due to overcrowding, and structural instability. It also obstructs the required driveway location. This **protected** tree must be removed. The owner will voluntarily replant at a **4:1 ratio** (four *Juglans nigra* replacements on the rear hillside).

- **Tree #2**

*Juglans nigra*—Black Walnut

Height: 15 ft | Spread: 15 ft

**Remarks:** Multi-stem, total DBH 12". Health is poor. Similar to Tree #1, this tree is elongated, unstable, overcrowded, and positioned within the required driveway alignment. This **protected** tree must be removed. The owner will replace this tree at a **4:1 ratio**.



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**Table 1: Tree Assessment**

Tree #	Common Name	Botanical Name	Diameter at Breast Height (in.)	Height (ft.)	Spread (ft.)	Health Condition Rating	Protection Status	Remove / Preserve	Comments
1	Black Walnut	<i>Juglans Nigra</i>	12"	15'	15'	D	Yes	Remove	Ornamental
2	Black Walnut	<i>Juglans Nigra</i>	12"	15'	15'	D	Yes	Remove	Ornamental

**Tree Condition Rating Descriptions:**

- A) Healthy, vigorous tree, reasonably free of disease, with good structure and form typical of the species.
- B) A tree with a slight decline in vigor, a small amount of twig dieback, and minor structural defects that could be corrected.
- C) A tree with moderate vigor, moderate twig and small branch dieback, thinning crown, poor leaf color, and moderate structural defects that could be mitigated.
- D) A tree in decline, with epicormic growth, extensive dieback of medium to large branches, and significant structural defects that cannot be abated.
- E) A tree in severe decline, dieback of scaffold branches and or trunk, mostly epicormic growth, extensive structural defects that cannot be abated.



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**Tree #1 – Black Walnut (*Juglans Nigra*)**

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**Tree #2 – Black Walnut (*Juglans Nigra*)**

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## Potential Project Impacts

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The proposed development will require the removal of **three protected trees**, which will be replaced in accordance with the City's **4:1 replacement ratio**. Construction activity will involve trucks and equipment accessing the site, which may create temporary traffic flow limitations along Sierra St.

To prevent avoidable damage to trees that will remain on site, **no construction materials, soil, debris, equipment, or waste should be stored, placed, or staged within the dripline** of any retained tree. All construction activities conducted near trees should be supervised by, or performed under the guidance of, an **ISA Certified Arborist or ISA Certified Tree Worker**.



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## Best Management Practices (BMPs)

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All protected trees designated to remain (**Trees #4–11, 14, and 15**) are located **five feet or more outside the dripline impact area** for the proposed construction. Therefore, a complete Tree Protection Plan is not required; however, the following BMPs must be followed to ensure no inadvertent damage occurs:

- Construction crews must be instructed **not to place materials, tools, soil, trash, or equipment** at the base of any tree.
- No grading, trenching, excavation, or soil compaction should occur within the tree protection area.
- All pruning, if needed, must be performed by **ISA Certified Tree Workers** following **ANSI A300 pruning standards**.
- An ISA Certified Arborist should monitor any work occurring within proximity to a tree's dripline.

These measures will help maintain tree health and structural integrity throughout the construction process.



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## Conclusion

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You have retained my consulting arborist services to provide a tree inventory and assessment report for the property located at **3317 Sierra St, Los Angeles, CA 90059**, in support of the proposed construction of a new single-family residence.

During my site visit on **April 4th, 2025**, I evaluated the existing trees and documented all relevant health, structural, and species information. The subject property contains **eleven protected ornamental trees** and **one non-protected tree**. Additionally, **three neighboring trees** were assessed—**two protected** and **one non-protected**. Based on the project footprint and required access routes, **three protected trees are proposed for removal**.

To ensure the trees' long-term health and structural stability, I recommend implementing protective measures to prevent **soil compaction, mechanical damage, and root disturbance**, particularly during excavation, material staging, and equipment movement. The protected trees designated for removal should be replaced at the City's required **4:1 ratio**, which is feasible given the available area at the rear of the property.

With appropriate adherence to protection guidelines and industry best practices, the remaining trees can be successfully preserved throughout the construction process and beyond.



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I, Killian Vendler, certify the following:

- No warranty is made, expressed or implied, that problems or deficiencies of the trees or the property will not occur in the future from any cause. The Arborist shall not be responsible for damages or injuries caused by any tree defects and assumes no responsibility for the correction of defects or tree-related problems.
- The owner and client of the trees may choose to accept or disregard the arborist's recommendations or seek additional advice if they disagree with the Arborist's findings or recommendations.
- The Arborist has no past, present, or future interest in removing or preserving any tree. The opinions in the Arborist report are the Arborist's independent and objective judgments.
- The arborist's findings, opinions, and recommendations are based on the physical inspection of said property. The opinions are based on knowledge, experience, and education.
- The Arborist shall not be required to provide testimony, site monitoring, further documentation for changes beyond the Arborist's control, or attend any deposition or meeting without contractual arrangements that include additional fees for the Arborist.
- The Arborist assumes no responsibility for verifying ownership or the location of property lines or for any recommendations based on inaccurate information.
- This Arborist report may not be reproduced without the expressed written permission of the Arborist and the client to whom the report was provided. Any changes or alterations to this report invalidate the entire report.
- Arborists are tree specialists who use their education, knowledge, training, and experience to examine trees, recommend measures to enhance their beauty and health, prevent or minimize damage to trees during and after construction projects, and attempt to reduce the risk of living near trees. Clients may choose to accept or disregard the arborist's recommendations or seek additional advice.
- Arborists cannot detect every condition that could lead to a tree's structural failure. 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



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circumstances or for a specified period. 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 service, 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 them. 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 trees is to accept some degree of risk. The only way to eliminate all risks associated with trees is to eliminate all trees.

Thank you for choosing my company! Feel free to contact me with any questions or concerns.

Best Regards,

Killian Vendler / Consulting Arborist

4219 E. 1st St., Los Angeles, CA 90063

International Society of

Arboriculture #WE-14059A

Department of Pesticide Regulation

PCA License #147436

Registered Consulting Arborist #889



### The International Society of Arboriculture

Hereby Announces That

*Killian Vendler*

Has Earned the Credential

ISA Certified Arborist ®

By successfully meeting ISA Certified Arborist certification requirements through demonstrated attainment of relevant competencies as supported by the ISA Credentialing Council

*Caitlyn Pollahan*  
Caitlyn Pollahan  
CEO & Executive Director

18 May 2022

30 June 2028

WE-14059A

Issue Date

Expiration Date

Certification Number

**ANAB**  
ANSI National Accreditation Board  
ACCREDITED  
PERSONNEL CERTIFICATION  
PROGRAM  
#0047  
ISA Certified Arborist



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