

**CITY OF CARMEL-BY-THE-SEA
FOREST AND BEACH COMMISSION
MEETING AGENDA
Thursday, July 14, 2016
Tour of Inspection – 2:30 p.m.
Regular Meeting – 3:30 p.m.**

City Hall, Council Chambers
East side of Monte Verde St. between Ocean & 7th Avenues
Carmel, California

CALL TO ORDER AND ROLL CALL

COMMISSION MEMBERS: KAREN FERLITO – CHAIR
 DAVID REFUERZO
 JEFF BARON
 MAGGIE EATON

TOUR OF INSPECTION

Shortly after 2:30 p.m., the Commission will leave the Council Chambers for an on-site Tour of Inspection of all properties listed on this agenda. The Tour may also include projects previously approved by the City and not on this agenda. Prior to the beginning of the Tour of Inspection, the Commission may eliminate one or more on-site visits. The public is welcome to follow the Commission on its tour of the determined sites. The Commission will return to the Council Chambers at **3:30 p.m.** or as soon thereafter as possible.

1. E side of Torres St., 5 north of 4th Ave. – Application to remove seven oak trees on a vacant lot for construction of a new home.
2. Camino Real bet. 10th and 12th, San Antonio bet. 11th & 12th – observe water conserving landscapes from the street.

PLEDGE OF ALLEGIANCE

EXTRODINARY BUSINESS – ELECTION OF VICE-CHAIR

APPEARANCES

Thank you for attending the meeting. Anyone wishing to address the Commission on matters not on the agenda, but within the jurisdiction of the Commission, may do so now. Please state the matter on which you wish to speak. Matters not appearing on the Commission’s agenda will not receive action at this meeting but may be referred to staff for a future meeting. Presentations will be limited to three minutes, or as established by the Commission. Persons are not required to give their name or address, but it is helpful for speakers to state their name in order that the Secretary may identify them.

CONSENT AGENDA

1. Consideration of the Minutes for the June 9, 2016 Meeting

PUBLIC HEARING

2. Consideration of an application to remove seven coast live oak trees (14", 6", 5", 5", 10", 2"), two of which are significant trees, on a vacant lot for construction of a new single-family home. The site is located on the east side of Torres Street, 5 parcels north of 4th Avenue. The applicant is the Bolton Design Group for the owner, Ms. Andrea Carr.

ORDERS OF BUSINESS

3. Receive a report on Beach Fire Management and Enforcement from the Carmel Police Department.
4. Receive an update on the Forest and Beach Commission's involvement in the Carmel Centennial parade and celebration activities.
5. Receive a presentation on the Surfrider Foundation's Ocean Friendly Garden Program.
6. Verbal reports from the Centennial ad hoc committees.

REPORTS FROM STAFF AND COMMISSIONERS

7. City Forester's Report
 - A. June tree data
 - B. Parks activities
 - C. Beach activities
 - D. Tree tagging report
 - E. Future agenda items
8. Public Works Director's Report
 - A. Updates on City Council Items
 - B. Other Items of Interest to the Commission
9. Commissioner Announcements

ADJOURNMENT

Any writings or documents provided to a majority of the Forest and Beach Commission regarding any item on this agenda will be made available for public inspection in the Planning and Building Department located at City Hall, on Monte Verde between Ocean and 7th Avenues during normal business hours.

The next meeting of the Forest and Beach Commission will be:

Forest and Beach Commission Agenda
July 14, 2016
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Regular Meeting – August 11, 2016
Tour of Inspection – as required
3:30 p.m. – Regular Agenda

The City of Carmel-by-the-Sea does not discriminate against persons with disabilities. The City of Carmel-by-the-Sea Telecommunication's Device for the Deaf /Speech Impaired (TDD) number is 1-800-735-2929.

AFFIDAVIT OF POSTING

I, Mike Branson, City Forester, for the City of Carmel-by-the-Sea, DO HEREBY CERTIFY, under penalty of perjury under the laws of the State of California, that the foregoing notice was posted at the Carmel-by-the-Sea City Hall bulletin board, at the Harrison Memorial Library on Ocean and Lincoln Avenues, the Carmel Post Office, and distributed to members of the media on July 11, 2016.

Dated this 11th day of July 2016 at the hour of 12:00 p.m.



Mike Branson
City Forester

**CITY OF CARMEL-BY-THE-SEA
FOREST AND BEACH COMMISSION-MINUTES
REGULAR MEETING
THURSDAY JUNE 9, 2016**

CALL TO ORDER AND ROLL CALL

COMMISSION MEMBERS PRESENT: Karen Ferlito – Chair
Kathy Bang – Vice Chair
David Refuerzo
Maggie Eaton

COMMISSION MEMBERS ABSENT: Jeff Baron

STAFF PRESENT: Rob Mullane, AICP, Public Works Director
Matt Feisthamel, Assistant City Forester
Yvette Oblander, Secretary
Rob Culver, Public Works Superintendent
Jesse Garibay, Public Works Streets Supervisor

ROLL CALL

Chair Ferlito called the meeting to order at 3:30 pm.

PLEDGE OF ALLEGIANCE

Members of the audience joined the Commission in the Pledge of Allegiance

APPEARANCES

Greg D' Ambrosio: noted that since the City is coming up on the FY 16/17 Budget, he would like for the Commission to discuss Rio Park and its future.

Commissioner Refuerzo joined the meeting at 3:32 PM

CONSENT AGENDA

1. Consideration of the Minutes for the May 12, 2016, Regular Meeting.

Commissioner Refuerzo motioned to approve, seconded by Commissioner Bang. The minutes were approved on a 3-0-1 vote with Commissioner Eaton abstaining as she was absent at the May 12, 2016 meeting.

ORDERS OF BUSINESS

2. Friends of Carmel Forest report on the Centennial Tree Planting Program

Steve Brooks of the Friends of the Carmel Forest (FoCF) presented an update on the Centennial Tree Planting Program. He noted that 25 trees have been planted so far this Centennial year. The FoCF has obtained donations in the amounts of \$250.00, \$500.00, and \$1000.00. The Forestry staff will maintain these trees for first 5 years. The failure rate/replanting requirement so far is 40%.

Mr. Brooks fielded questions from the Commission on this project.

3. Update on finalization of 2014 Shoreline Assessment by Coastal Biologist David Shonman

The Commission received an update on the Shoreline Assessment Project from Mr. Shonman. Commissioner questions were answered by Mr. Shonman. A final report will be provided to the City by Mr. Shonman.

Chair Ferlito asked for any comments from the public, and there were none.

4. Presentation on the status of the shoreline structures on Carmel Beach by engineering Geologist Greg Easton.

The Commission received an update on the shoreline structures on Carmel Beach. Mr. Easton answered Commissioner questions. A memo from Mr. Easton on his engineering geology assessments will be forwarded to the Commission by Public Works staff.

Chair Ferlito asked for any comments from the public.

Speaker #1: Greg D'Ambrosio asked if the grouting for the facing stones was inspected, and Mr. Easton noted that this was done for many of the walls as part of the overall inspection. In response to further questions from the Commission regarding the priority of areas for shoring up, Mr. Easton noted the stairwells that have unsupported items and the 13th Avenue wall; however, Mr. Easton also noted no substantial issues that are critical to address. Mr. Mullane noted that the winter storm season was milder than anticipated given the intense El Nino conditions. He also noted that the City will prepare for completing work on the 13th Avenue wall, should that be exposed in a future winter and that the stairwell landings will be repaired this year as part of the City's FY 2016-2017 Capital Improvement Program.

5. Update on Landscape Renovation Plan for Scenic Road by Landscape Architect Scott Hall. The Commission heard an update on the Landscape Renovation Plan for Scenic Road, asked questions and were provided answers by Mr. Hall. The Commission noted that the Big Belly trash containers at Scenic and 13th Avenue are out of order and that more action is needed on tree and shrub trimming to preserve views.

Chair Ferlito asked for any comments from the public, and there were none.

6. Discussion of issues to address at a joint meeting with the Planning Commission.
 - A. Commissioner Eaton - How are the Planning staff and Building staff involved in review of potential tree impacts such as tree removal, trimming, and cutting roots; should the F&B Commission be more involved?
 - B. Commissioner Eaton - Tree planting requirements and enforcement
 - C. Chair Ferlito - Signage with Planning Commission
 - D. Vice Chair Bang - How are site coverage limits applied
 - E. Commissioner Refuerzo - When is Forestry staff brought in to go over plans?

Mr. Mullane suggested to the Commission that the joint meeting be held on Thursday, July 28, 2016, with Wednesday, July 27, 2016, as a back-up. Planning staff will check the availability of the Planning Commissioners as well as Planning Staff on these dates.

REPORTS FROM STAFF AND COMMISSIONERS

7. City Forester's Report
 - A. May tree data
 - 7 City trees removed
 - 7 Private removal permits
 - 5 Construction permits

Matt will make a note of adding more information in regards to tree tagging and the follow up for the process of tagging. Rob will be speaking with Mike, about the part-time tree water staffperson and how many trees are being watered.
 - B. Parks activities
 - a. The Forestry Department reached out to Nicole Nedeff to do future consulting at Mission Trail Nature Preserve. Funding is in place.
 - b. Mr. Branson applied for a grant for Forest Hill Park and was granted his request. This will be used for wood chips and decomposed granite.
 - C. Beach activities

There will be a full-time police presence on the weekend, in the evenings, to take the lead on enforcing beach fire rules. A few instances of graffiti on stairwells, signs, and at the base of the bluff were noted and addressed by City staff.
 - D. Future Agenda Items
 - a. Tree tagging updates and revising the permits process
 - b. Long term plan for planting
 - c. Ocean Friendly Gardens-Tour and presentation

8. Public Works Director's Report

A. Updates on city Council items

- a. Tim Wood retired May 31, 2016, he was a long-term City employee. The City will not be absorbing his gardening duties with existing staff.
- b. The budget was approved at the June 7th City Council Meeting
- c. The Mission Trail Nature Preserve study is done.
- d. A cost estimate was done by an architect for the awning project at the Sunset Center, this quote came in higher than expected. The City will limit the project to the Planning phase this fiscal year and the budget for this was set to \$25,000.
- e. There are 3 vacant positions open right now in Public Works; and 2 new positions for FY 2016-17 approved by the Council as part of the budget consideration.
- f. We have a new HR Manager, Maxine Gullo, with the City. Ms. Gullo will take the lead on these recruitments and other HR needs.
- g. The expansion of iWorQ for the Public Works Department's needs was approved by the City Administrator
- h. The Council reviewed the City's special event policies and adopted an updated policy that consolidates the various special events policies.
- i. A subsequent public hearing for Beach Fires is scheduled for June 30, 2016, at 9:00 AM, because of a noticing error.

9. Commissioner Announcements

- A. Chair Ferlito noted that there will be a weed pull at Mission Trail Nature Preserve on Saturday, June 11, 2016

ADJOURNMENT

There being no further business to come before the Commission, the meeting was adjourned at 7:00 p.m.

Yvette Oblander, Commission Secretary

ATTEST:

Karen Ferlito, Chair



CITY OF CARMEL-BY-THE-SEA
Forest and Beach Commission Report

July 14, 2016

To: Chair Ferlito and Forest & Beach Commissioners

From: Mike Branson, City Forester

Subject: Tree Removal (Private)
Block: 38, Lot: 10
E side of Torres St., 5 north of 4th Ave.
Applicant: Bolton Design Group Inc.
Owners: Andrea and Noel Carr

Site Condition

The site is a relatively level, 4,000 square-foot undeveloped lot. The property to the north is slightly higher in elevation in comparison to the subject lot, and there currently is no fence or other structures between the two properties. The home on the property to the south is approximately 3 feet lower in elevation than the subject property. The western side of the site abuts Torres St., which is paved to within 5 feet of the property line.

The property was overgrown with various shrubs and invasive plants, and the owners received permission from staff to clear the lot of the undergrowth in May. There were sixteen trees of various sizes originally on the site, three of which are upper canopy trees. Staff gave permission to remove two 5" diameter oaks and one 2" diameter oak that were severely stunted and suppressed that did contribute to the tree canopy of the site. Subsequently staff also authorized some minor pruning of the remaining trees to remove dead limbs and some marginal limbs. During this pruning tree #13, a moderately significant 10" oak, was mistakenly removed by a tree service. This mistake was immediately reported to staff and the owner. The tree had some structural issues which caused its determination as a moderately significant tree. The remaining trees on the site appear to be in good overall condition without any significant insect, disease, or structural problems.

A preliminary site assessment was performed by Assistant City Forester Matt Feisthamel on April 27, 2016. His significant tree evaluation form (Attachment 2) for each of the trees on the site is included for reference.

Size and species of trees(s) requested for removal/pruning

The applicant is requesting the removal of seven coast live oaks (with diameters of 6", 14", 10",

5", 5", 5", and 2") to allow for the construction of a new 1,600 sq. ft., two-story residence and a 200 sq. ft. detached garage. The proposed house footprint is 1,372 sq. ft. The first two of these are considered significant (the 6" and 14" coast live oaks), from an undeveloped vacant lot. In addition, the 10" oak tree and two of the 5" oaks have already been removed.

Health and condition of tree requested for removal

The trees on the site that are requested for removal appear to be in good overall condition without any significant insect, disease, or structural problems.

Previous requests and decisions

None, although one moderately-significant tree (the 10" oak) was removed without prior City approval.

Reason for request

The owner is planning to construct a new single-family residence with a detached garage on this underdeveloped lot, as the property acquired the right to install a new water meter. The application is included as Attachment 1.

The importance of the tree(s) to the urban forest in the area

The trees contribute to the lower canopy forest for the lot and this neighborhood; however, their significance is lessened due to the number and location of the remaining trees on the site.

Size and species of tree(s) that are to be preserved

Coast live oaks: 7", 15", 15", 7", and 15" in diameter

Monterey pines: 35", 24", and 30" in diameter

Toyon: 4" diameter, multi-stem

Impacts construction may have on trees that are to be preserved and suggested mitigation

The applicant is proposing a slab on-grade foundation, so there should not be a need for any significant excavation within the footprint of the proposed home. The proposed footprint of the home and garage have been sited to avoid three significant oak trees, #6, #1, and #14, but does encroach into the six-foot protected zone of pine tree #2 and oak tree #10, both of which are also significant trees. Staff considers these intrusions to be acceptable as this will allow the retention of more trees on the site. With the slab foundation, root issues could be resolved by bridging around any significant roots that may intrude into the area of the perimeter footing.

All other standard Carmel tree protection measures will apply to the site during construction.

Options:

1. Approve the application as submitted.
2. Approve the application with revisions.
3. Do not approve the application.
4. Continue the item for more information or study.

Staff Analysis

Per CMC 17.48.070 (B), removal of significant trees for construction requires specific findings to be met:

17.48.070 Findings Required for Significant Trees.

B. Related to Construction. Removal of significant trees to facilitate construction or development is prohibited unless one of the two following findings is met:

1. That removal of the tree is required to protect public health or safety; or
2. That the following four conditions exist:
 - a. The existing site is vacant or is developed to an extent less than one-third of the base floor area allowed by the zoning applicable to the site; and
 - b. The available land area of the site not occupied by significant trees (including land within six feet of the trunk of significant trees) does not adequately and practically provide space for development of at least one-third of the base floor area allowed by the zoning for the site; and
 - c. The issuance of a variance for development in one or more setbacks has been considered and would not provide a remedy or would be inappropriate due to a significant overriding inconsistency with another policy or ordinance of the LCP; and
 - d. Failure to authorize removal of the tree(s) would deprive the owner of all reasonable economic use of the property. (Ord. 2004-02 § 1, 2004; Ord. 2004-01 § 1, 2004).

Due to the site being an undeveloped vacant lot, finding (a) is met. The maximum base floor area allowed for a 4,000 sq. ft. lot in the R-1 zoning district is 1,800 sq. ft. including a garage, and a third of that is 600 sq. ft. The project designers evaluated the buildable space on the lot

considering the tree and lot setback requirements, and determined that the site will not adequately and practically provide for development of one-third of the allowed base floor area (600 sq ft) without the removal of significant trees, and that hence, finding (b) is met. City staff did not make a determination of what can adequately and practically be built on the site. However, it is possible that by reducing the proposed size of the house, tree impacts from development would be reduced. During the Tour of Inspection, the Commission should consider if a project redesign to reduce the building footprint would be beneficial. Significant oak #7 is centrally located on the site and is the most restrictive to development of the property.

Providing setback variances for the home footprint as proposed would not avoid impacting significant trees on the site. As noted above, the proposed 1,800 sq ft development is the maximum development allowed under the Municipal Code for a lot of this size, and a reduced size and footprint may allow reasonable development. Hence, determining if the proposed development meets the conditions of finding (c) is subjective and should be discussed by the Commission. Finding (d) is also subject to interpretation, and a reduced footprint through a revised design could potentially reduce impacts to one or more significant trees in comparison to the current proposal. The Commission should consider whether the proposed site plan is reasonable for the site in consideration of retaining eight significant trees.

The applicant is going to apply for a variance for the garage's side-yard setback and to have the garage located at the front property line to avoid impacting two significant oaks, #1 and #6. The neighbor to the north has objections to the proposed placement of the garage due to potential visual and safety impacts to her property. She would like to see significant tree #6 and perhaps tree #1 removed to allow the garage to be placed further back on the property and further away from her driveway. The neighbor has submitted a letter addressing her concerns (Attachment 3). The Commission can take her concerns into consideration when rendering a decision or recommendation regarding the garage placement.

Staff Recommendation

Option #1. Approve the application as submitted, subject to the attached conditions of approval (Attachment 4). Allowing the removal of two significant trees (#4 and #7), one moderately significant tree (#13) and four non-significant trees (#5, #8, #9, and #12) to allow development of the lot while retaining eight significant trees, three of which are upper canopy trees, seems to be a reasonable accommodation for construction of a new home on this undeveloped site. The small incursions to the root zone of trees #2 and #10 in conjunction with the proposed foundation plan can be accommodated during the home construction without harming either tree.

Staff recommends supporting the variances for the proposed garage placement in order to retain more significant trees on the site. The Commission can accept the project as presented and adopt findings (Attachment 4) to support their decision and recommendation or ask the applicant to consider modifications to the project to eliminate impacts to the significant trees or allow removal of additional trees for the project.

Next Steps

If approved by the Forest and Beach Commission, this project will continue on to the Planning Commission for that commission's consideration of the proposed Design Study. At the Planning Commission meeting, the overall scope of the development and the proposed variances for the garage location will be considered in light of the Forest and Beach Commission's recommendations and findings. If the Planning Commission directs substantial changes to the project design that affect more significant trees, it is recommended that the Forest and Beach Commission provide a condition that the tree issues be remanded back to them for approval.

Attachments

1. Tree Removal Permit Application for Carr
2. Significant Tree Evaluation for Carr – 4/27/16
3. Carr project letter from Judy Thodos
4. Forest and Beach Commission Conditions of Approval – Bolton Design Group / Carr



CITY OF CARMEL -BY-THE-SEA
PO BOX DRAWER G
CARMEL, CA 93921
Phone: (831) 620-2010

RECEIVED

JUN 17 2016

City of Carmel-by-the-Sea
Planning & Building Dept.

TREE 16-002 (Carr)
Date Received: 6/17/16
FEE: \$ 234.05
RECEIPT #: 65714

APPLICATION FOR PERMIT TO REMOVE OR PRUNE TREES FOR THE PRUPOSE OF CONSTRUCTION/DEMOLITION

Location of property: Torres Street 5th NE of 4th Avenue

BLOCK: 38 LOT: 10 APN: 010-103-012

Name of Property Owner: Carr Name of Applicant/Contractor: Bolton Design Group, Inc.

Mailing Address: P.O. Box 299 Mailing Address: P.O. Box 5488

Pebble Beach, CA 93953 Carmel-by-the-Sea, CA 93921

Phone #: 916-716-5670 Phone #: 831-659-6200

WHO WILL REMOVE/PRUNE TREE(S): E. Valdez Tree Service (Lic. #659821)

PLEASE NOTE IF TREE(S) ARE ON CITY OR PRIVATE PROPERTY

Number, size and species of tree(s) to be removed: 7 Trees - #4(6"Oak), #5(5"Oak) #7(14" Oak), #8(5"Oak), #9 (5"Oak), #12(2"Oak), #13 (10"Oak)

Number, size and species of limb(s) to be removed: N/A

Number, size and species of root(s) to be removed: N/A

Reason for removal or pruning: Construction of New Single Family Dwelling

You will be notified in writing the date and time that your request is scheduled for a hearing. If you or your representative is unable to attend the hearing your application will be tabled. You may reschedule by contacting the Secretary to the Forest and Beach Commission at (831) 620-2070. You may waive your right to speak at the hearing and authorize the Forest Beach Commission to act on your absence by signing on the following line: Date:

A SITE PLAN MUST ACCOMPANY THIS APPLICATION AND SHOW THE FOLLOWING:

- 1. Location, size and species of ALL trees on the lot.
2. Location and species of tree(s) /limb(s) to be removed or pruned
3. Footprint of the structure
4. Existing and proposed site coverage.
5. ALL areas that are to remain for landscaping and the total square feet of open space.
6. Location of areas for tree replanting- The City has adopted Design Review Guidelines which include a minimum tree density per lot. Please review the attached Policy and indicate on the site plan where you intend to plant trees necessary to comply with which guideline.
7. Will excavation other than standard footings be required as part of your construction? NO [X] / YES []

If YES, you MUST show the area of cut, its depth and total cubic yards to be removed.

- > Any decision of the Forest and Beach Commission is based on information submitted with this application.
> In order to properly consider your application it is necessary that the footprint of your purposed construction be clearly defined on the lot and height poles are installed prior to the Commission's Tour of Inspection. Any decision of the Forest and Beach Commission is based on information submitted with this application. If the design is altered or the location of the structure changes, another application for a tree permit is required.
> NO WORK IS PERMITTED until you have picked up your permit for tree work-The Permit must be posted on the job site when work is being performed.

Owner's Signature: Andra Carr Date: 6-17-16
Agent for Owners: [Signature] Date: 6/16/16

INCOMPLETE APPLICATIONS WILL BE RETURNED

Attachment 1

June 17, 2016	*****	Receipt #.: 65714
Friday 2:32 pm	* City of Carmel-by-the-Sea *	Register #.: 000
By: FENTON	*****	Terminal ID: T50
	P.O. BOX CC CARMEL, CA. 93921	

I.D. Number	Amount Paid
PRIV PRIVATE TREE REMOVAL	234.05
	01 33626 0002

Check #	Check Amount	Cash	Amt Tendered	Total Paid	Change
VISA	234.05	.00	234.05	234.05	.00

Paid By.: ANDREA CARR

Significant Tree Evaluation Worksheet

Block: 38 Lot(s): 10 Street Location: E/Torres 5 north of 4th

Part One: Initial Screening:

Complete Part One to determine if further assessment is warranted. Trees must pass all criteria in Part One to be considered significant or moderately significant.

A. Does the tree pose an above-normal potential risk to life and property?

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
YES																
NO	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X

Any tree with structural impairment likely to cause failure should be marked as unsafe and removed. Use page four of this worksheet to document the safety risk. Trees that have limited and specific defects that can be remedied with selective pruning or other mitigation should be marked as safe and specific recommendations should be given to the owner for tree care. Such trees may still be assessed for significance.

B. Is the tree one of the following native species on the Carmel-by-the-Sea recommended tree list?

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
Species	CO	OT	CO													
YES	X	X	X	X	X	X	X	X	X	X	X	X	X	X		X
NO															X	

- MP – Monterey pine
- BP – Bishop pine
- CO – Coast live oak
- CS – California sycamore
- OT – Other, Tree #15 Toyon
- MC – Monterey cypress
- CR – Coast redwood
- CI – Catalina Ironwood
- BL – Big leaf maple

(Note: Other species on the recommended tree list may be determined to be Significant Trees only if they are exceptional examples of the species. Such trees also must exhibit excellent health, form, vigor, and substantial size to rate an overall score of at least 7 points in Part Two of the assessment.)

C. Does the tree meet the minimum size criteria for significance?

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
YES	X	X	X	X		X	X			X	X		X	X		X
NO					X			X	X			X			X	

	Diameter	Height
Monterey pine, Monterey cypress, Bishop pine, Coast redwood	4 inches @ dbh	15 Feet
Coast live oak – single trunk tree	6 inches @ dbh	N/A
Coast live oak – cluster or multi-trunk tree measured as an average diameter of all the trunks that reach breast height	6 inches @ dbh	N/A
California sycamore, Big leaf maple, Catalina ironwood	10 inches @ dbh	25 Feet

dbh = diameter at breast height or 4.5 feet above the adjacent ground surface

Part Two: Assessment For Tree Significance

For each of the criteria below assign points as shown to assess the tree. If any criteria score is zero the assessment may stop as the tree cannot qualify as significant or moderately significant.

D. What is the health and condition of the tree?

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
score	2	2	2	2	-	2	2	-	-	3	2	-	1	2	-	2

- 0 points:** The tree is heavily infested with pests or has advanced signs of disease that indicates the tree is declining and has very limited life expectancy.
- 1 point:** The tree shows some pests or disease that impair its condition, but which does not immediately threaten the health of the tree. The tree may recover on its own, or with appropriate intervention.
- 2 points:** The tree appears healthy and in good condition.
- 3 points:** The tree shows excellent health, is free of pests and disease and is in very strong condition.

E. What is the overall form and structure of the tree?

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
score	2	2	2	2	-	2	2	-	-	2	2	-	1	2	-	2

- 0 points:** Prior pruning, disease or growth habit have left the tree deformed or unsound to an extent that it cannot recover or will never be a visual asset to the neighborhood or will likely deteriorate into a structural hazard.
- 1 point:** The tree has poor form or structure but (a) can recover with proper maintenance or (b) it provides visual interest in its current form, and does not have structural defects that are likely to develop into a safety hazard.
- 2 points:** The tree has average form and structure for the species but does not exhibit all the qualities of excellent form and structure.
- 3 points:** The tree exhibits excellent form and structure. For all species there will be a good distribution of foliage on multiple branches with no defects. For conifers, the tree will have a single straight leader with balanced branching and with good taper. Oaks will exhibit a well-developed canopy with no suppressed branches. Oaks may be single-trunked or multi-trunked and will have a balanced distribution of foliage on each trunk/branch.

F. What is the age and vigor of the tree?

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
score	2	2	1	2	-	2	2	-	-	3	2	-	2	3	-	2

0 points: The tree is over-mature or shows signs of poor or declining vigor such as die-back of major limbs or of the crown, small leaves/needles and/or minimal new growth.

1 point: The tree is mature but retains normal vigor and is likely to continue as a forest asset for a substantial period into the future.

2 points: The tree is young to middle age and shows normal vigor.

3 points: The tree is young to middle age and shows exceptional vigor.

G. Are environmental conditions favorable to the tree?

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
score	1	2	2	1	-	2	2	-	-	2	2	-	1	2	-	2

0 points: The tree is crowded or has no room for growth to maturity. The tree has poor access to light, air or has poor soil for the species.

1 point: The tree has average environmental conditions including room for growth to maturity, access to light, air and soils suitable for the species.

2 points: The tree has room for growth to maturity with no crowding from other significant trees or existing buildings nearby. The tree also has excellent access to light, air and excellent soils for root development.

Part Three: Final Assessment

Please record the total points scored on pages two and three for each tree.

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
Total Score	7	8	7	7	-	8	8	-	-	10	8	-	5	9	-	8

A. Did all assessment categories in Part Two achieve a minimum score of 1-point?

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
YES	X	X	X	X	-	X	X	-	-	X	X	-	X	X	-	X
NO					-			-	-			-			-	

B. Are there any other factors that would disqualify a tree from a determination of significance? (Explain any 'yes' answer)

No X Yes

(Explanation)

NOTES:

Tree # 13 contains co-dominant stems which can lead to poor attachment of the trunks.

Tree # 9 was re-measured and was determined to be 5" in diameter at breast height.

Conclusion: Does The Tree Qualify As Significant Or Moderately Significant?

If the tree meets the species, size and safety criteria identified in Part One and scores at least one point under each of the criteria in Part Two, it shall be classified as Significant if it achieves a score of **6 or more points** or shall be classified as Moderately Significant if it achieves a score of **4 or 5 points**. Tree species not listed in Part One-B that meet other screening criteria in Part One may be classified by the City Forester as Significant if they score **at least 7 points**, or as Moderately Significant if they score **at least 4 points**. All other trees are classified as non-significant.

Tree #	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
SIGNIF	X	X	X	X		X	X			X	X			X		X
MOD SIGNIF													X			
NOT SIGNIF					X			X	X			X			X	

Judy Thodos
P.O. Box 7048
Carmel by the Sea, CA 93921

July 8, 2016

Forest and Beach Commission
Chair Karen Ferlito and Commissioners
City of Carmel by the Sea

Re: Carr application

Dear Chair Ferlito and Commission Members,

Your decision at this hearing has the potential to have a long lasting negative impact on me. I have asked Erik Dyar to represent me in this matter. The reason I cannot attend is because one of my daughters is having serious neck surgery July 12th and during her recovery I will be caring for my four young grandchildren at their home in Laguna Beach.

This application includes an arbitrary proposed site plan location of a residence and garage. Having had the good fortune to live and work beside a extremely creative architect, John Thodos, I know he would produce more than one design solution to deal with the limitations imposed by the trees on this site.

One of your stated duties is "To review plans and submit comments to the Planning Commission as requested by the Department of Community Planning and Building".

Therefore, I am asking the commission either to allow the applicant to remove sufficient trees to locate their garage in another location on this site or to refrain from endorsing their application to place the garage in the side yard and in the front yard setback.

The placement of a garage in the setback will endanger my safety and that of pedestrian and vehicle traffic. If the garage location in the front setback is allowed there is no way I will be able to have any visibility as I am backing out of my driveway.

I refer to the following Section of the Zoning Ordinance:

17.10.030 Site Development and Building Standards

A. Setbacks.

1. Detached garages and Carports

a. Front or Side Yard Setbacks

- iii. Free and safe movement of pedestrians and vehicles in adjacent rights-of-way is protected.

There must be a better solution to this problematic plan before injury or worse.

Sincerely,



Attachment 4 – FBC Conditions for Approval – Bolton Design Group / Carr Project

Forest and Beach Commission Conditions for Approval – Bolton Design Group / Carr Project		
Municipal Code Finding for Significant Trees – 17.48.070	Yes	No
1. Tree removal is required to protect public health and safety.		X
2. The existing site is vacant or is developed to an extent less than one-third of the base floor area allowed by the zoning applicable to the site.	X ^a	
3. The available land area of the site not occupied by significant trees (including land within six feet of the trunk of significant trees) does not adequately and practically provide space for development of at least one-third of the base floor area allowed by the zoning for the site.	X ^a	
4. The issuance of a variance for development in one or more setbacks has been considered and would not provide a remedy or would be inappropriate due to a significant overriding inconsistency with another policy or ordinance of the LCP.	X ^a	
5. Failure to authorize removal of the tree(s) would deprive the owner of all reasonable economic use of the property.	X ^a	
Additional recommendations:		
6. Allow variances for the placement of the garage into the front set-back and the side setback at the front of the property.	X	
7. If significant design changes are directed that will require removal of more significant trees, this project should be remanded back to the Forest and Beach Commission for approval of the tree issues.	X	

^a - All four of these findings must be met to allow significant trees to be removed.



CITY OF CARMEL-BY-THE-SEA
Forest and Beach Commission Report

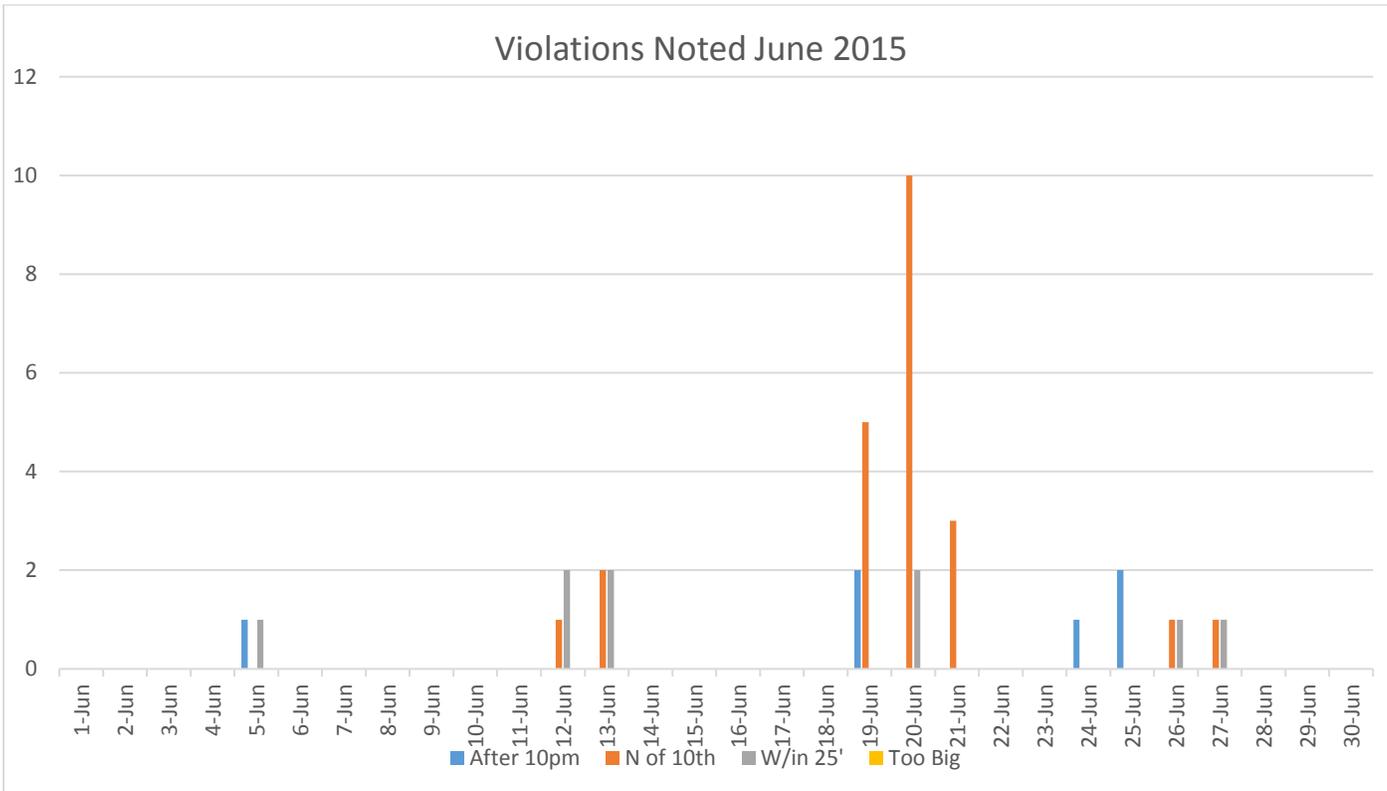
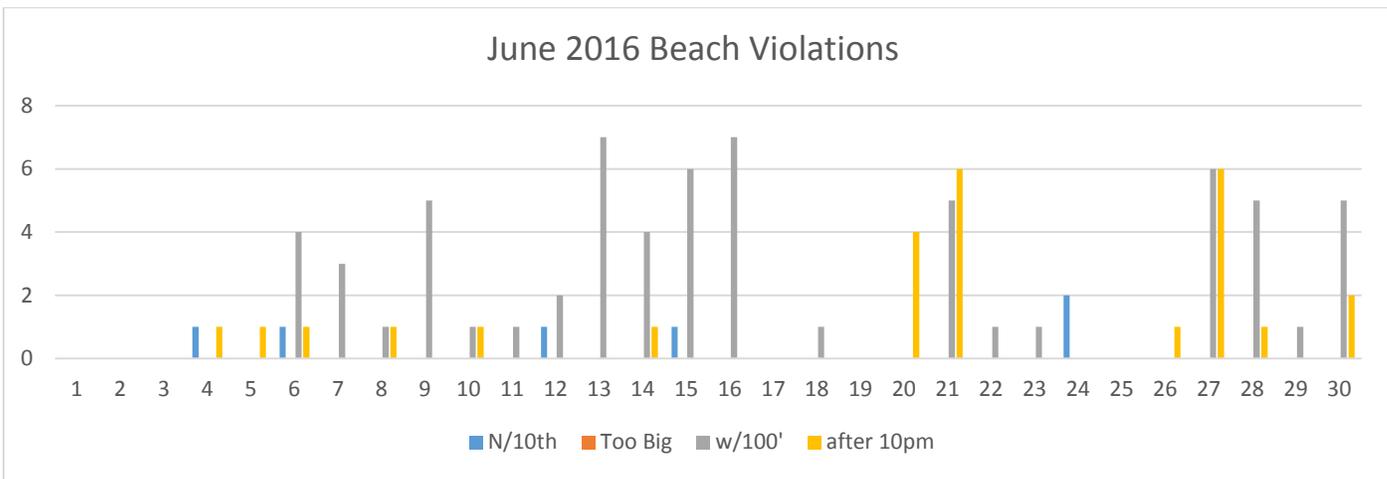
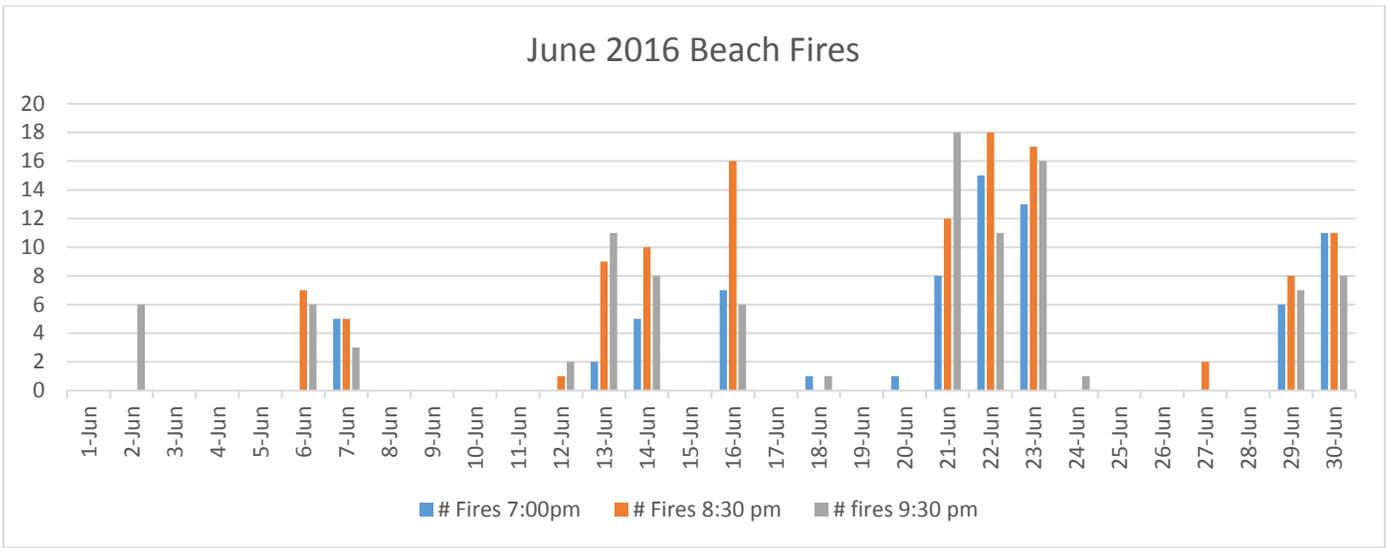
July 14, 2016

To: Chair Ferlito and Forest & Beach Commissioners
From: Mike Branson, City Forester
Subject: Report on Beach Fires from Carmel Police Dept.

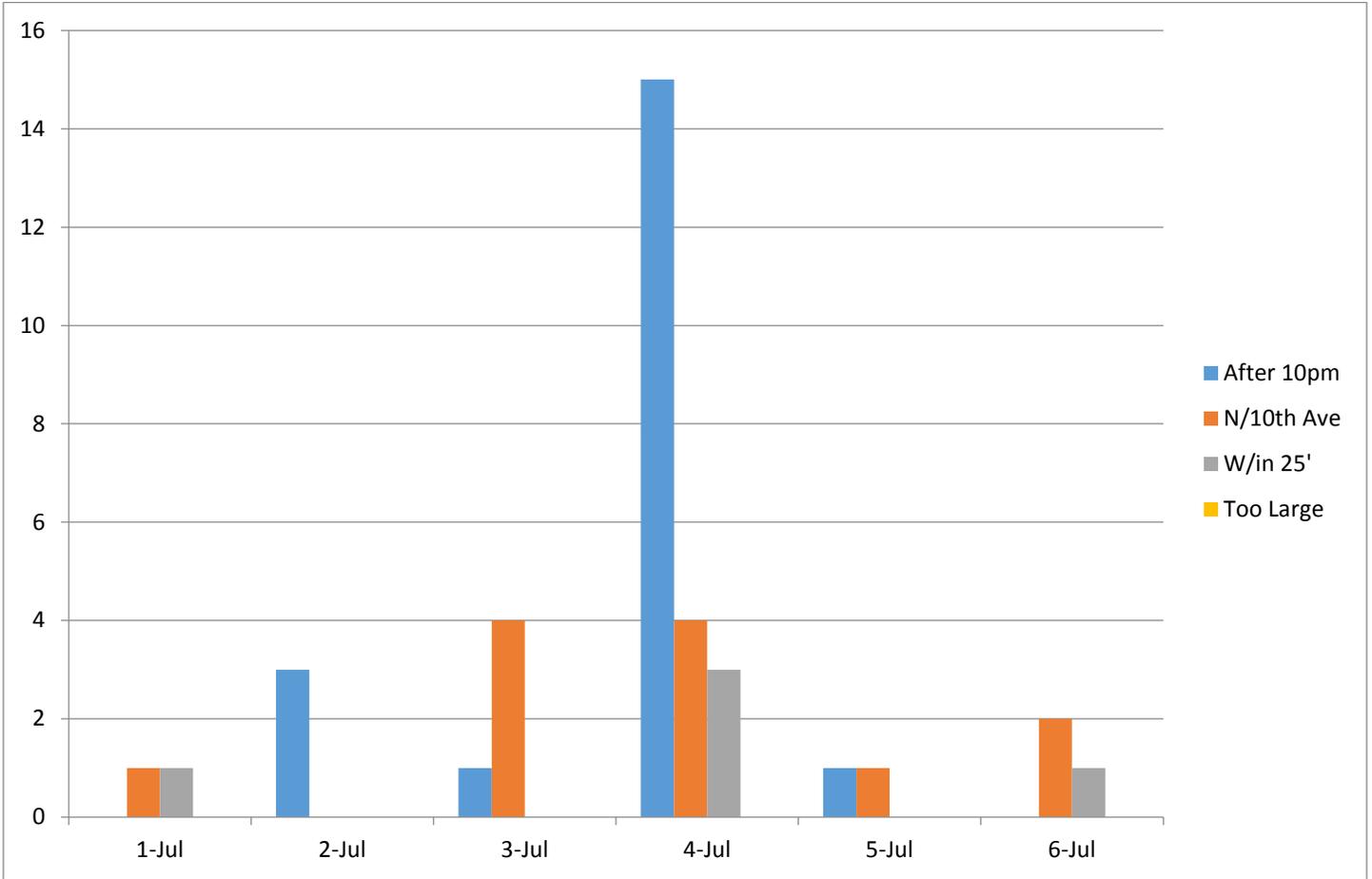
Carmel Police Commander Paul Tomasi will present a report on the beach fire data that the Police Department has collected for June 2016 and the first week of July 2016. Commander Tomasi will also provide a comparison with the data for the same periods in 2015.

Attachments

1. Fire data for June 2015 & 2016 and 4th of July 2015 & 2016

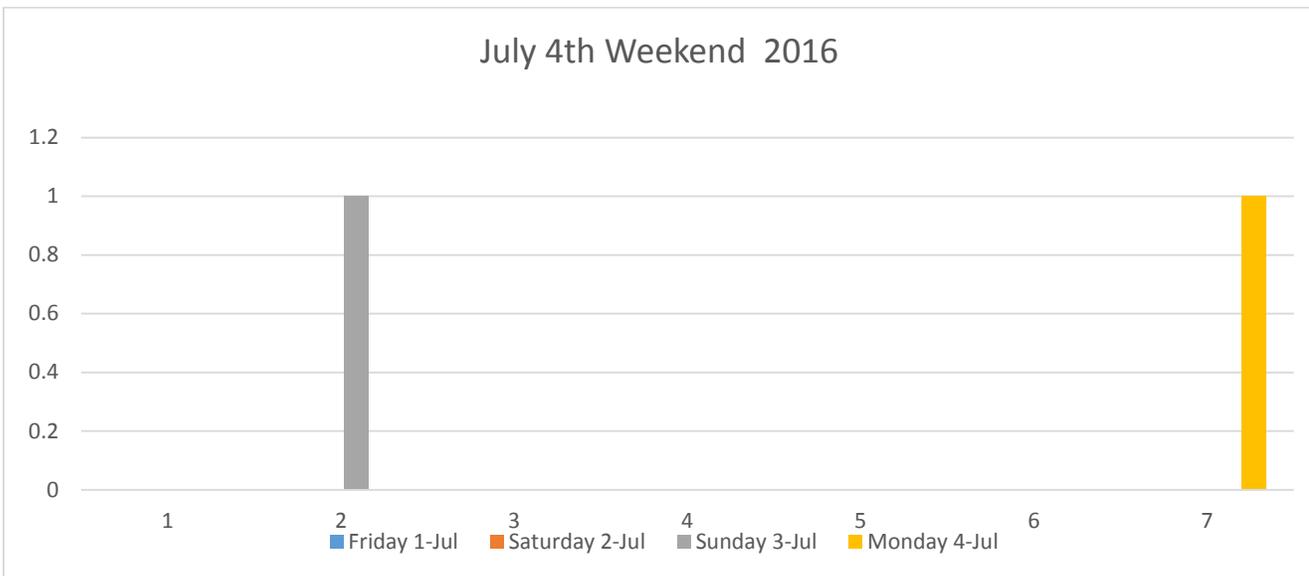


4th of July 2015



Security Officers: 1 Thursday/ 1 Sunday 6:00pm- 11:00pm

Security Officers: 3 Friday / 3 Saturday 11:00-11:00pm (2) 3:00-11:00 6:00pm- 11:00pm



(3) for July 1st 3:00pm -11:00pm, July 2nd, 3rd, & 4th- (2) from 1100am-3:00pm (6) from 3:00pm -11:00pm;



CITY OF CARMEL-BY-THE-SEA
Forest and Beach Commission Report

July 14, 2016

To: Chair Ferlito and Forest & Beach Commissioners

From: Mike Branson, City Forester

Subject: Receive an update on the Forest and Beach Commission's involvement in the Carmel Centennial Parade and celebration activities

Carmel Centennial Committee member Tom Brocato will present an update of Carmel Centennial activities that the Forest and Beach Commission may be involved with such as the Centennial parade and other celebration activities.



CITY OF CARMEL-BY-THE-SEA
Forest and Beach Commission Report

July 14, 2016

To: Chair Ferlito and Forest & Beach Commissioners
From: Mike Branson, City Forester
Subject: Receive a presentation on the Surfrider Foundation's Ocean Friendly Garden Program

Commissioner Eaton has invited local landscape designer and contractor Ramie Allard to give a presentation on the Surfrider Foundation's Ocean Friendly Garden Program. Ms. Allard's Powerpoint presentation is included in the agenda packet as Attachment 1.

Attachment 1 – Surfrider Foundation Powerpoint slides

**Surfrider Foundation's
OCEAN FRIENDLY GARDEN
PROGRAM**

Forest & Beach Commission
July 14, 2016

Ramie Allard
Blue Door Garden Design, Inc.
Licensed Contractor

Surfrider Foundation

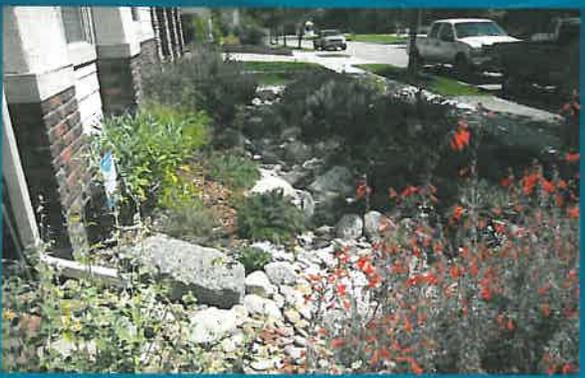
A non-profit, grassroots organization dedicated to the protection and enjoyment of our world's oceans, waves and beaches.

Founded in 1984 by a handful of visionary surfers in Malibu, California, who didn't want to surf in polluted water.

50,000 members and 84 chapters nationwide (plus 23 student clubs and 7 international affiliates)



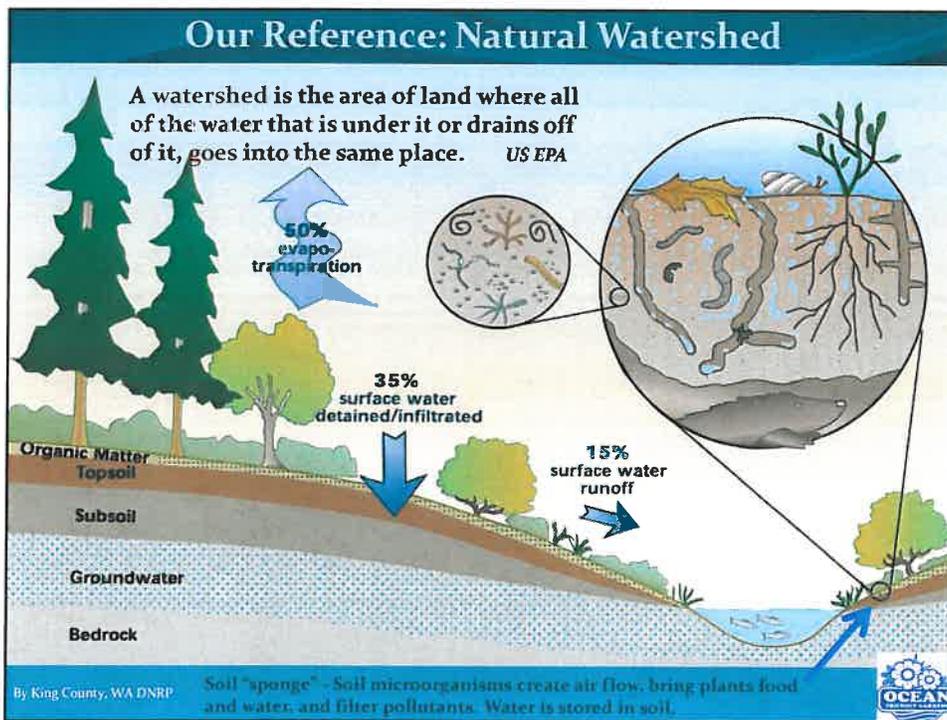
Ramie Allard
Ocean Friendly Gardens Program
Monterey Bay Chapter Surfrider Foundation

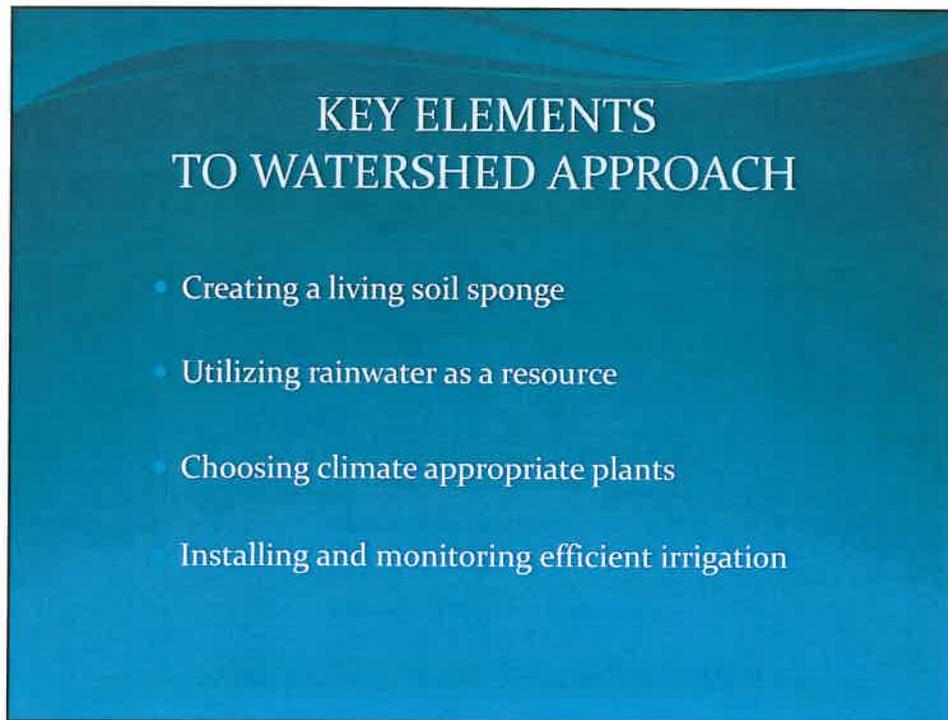



MISSION

Transform landscapes and hardscapes to prevent water pollution by applying CPR: **C**onservation, **P**ermeability & **R**etention. Accomplishing through education, hands-on events, & policy work.

www.oceanfriendlygardens.org

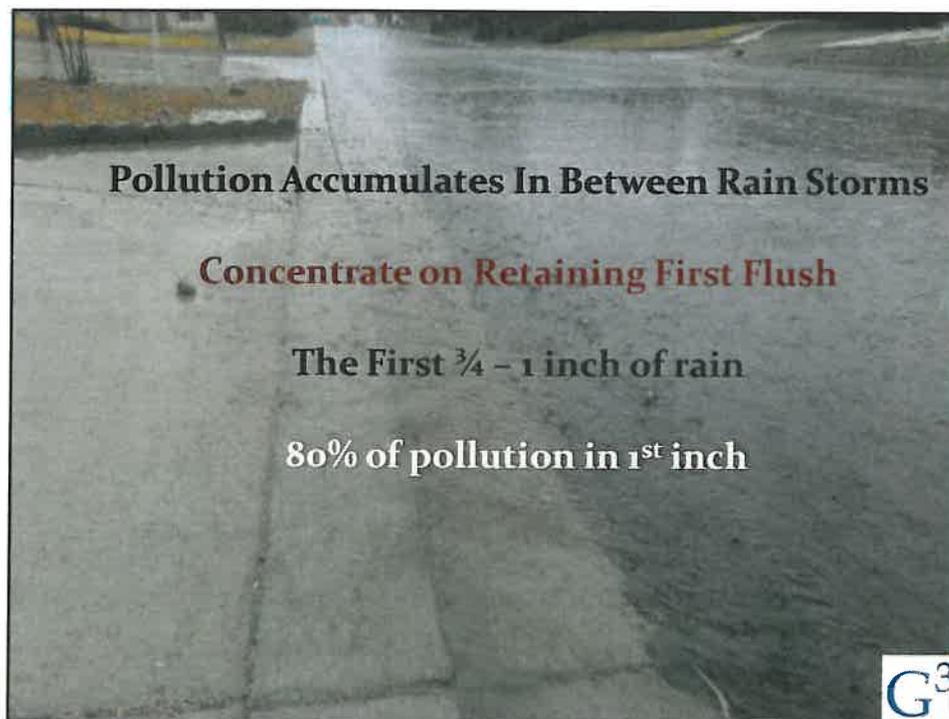




KEY ELEMENTS TO WATERSHED APPROACH

- Creating a living soil sponge
- Utilizing rainwater as a resource
- Choosing climate appropriate plants

Installing and monitoring efficient irrigation



Pollution Accumulates In Between Rain Storms

Concentrate on Retaining First Flush

The First $\frac{3}{4}$ - 1 inch of rain

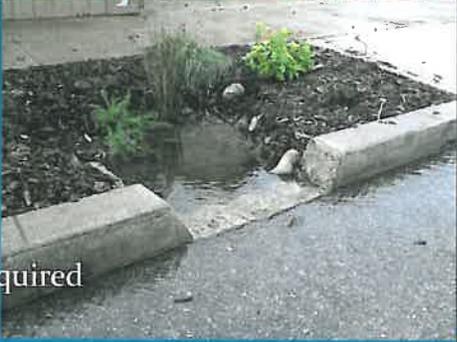
80% of pollution in 1st inch



Watershed Approach Improves Water Quality and Supply

- Prevents Pollution
- Reduces flooding
- Reduces supplemental water required
- Recharges local ground water

Creates Habitat and Natural Beauty



Ocean Friendly Garden Principals

- Watershed Approach
- Water Quality
- Water Supply

Green Waste Reduction

